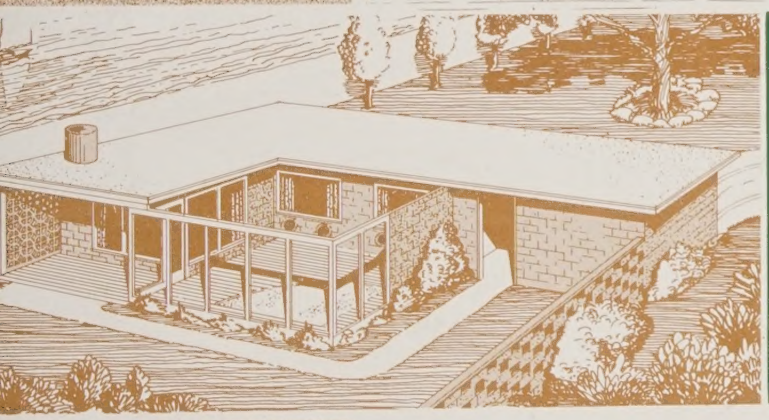
MODERN HOMES



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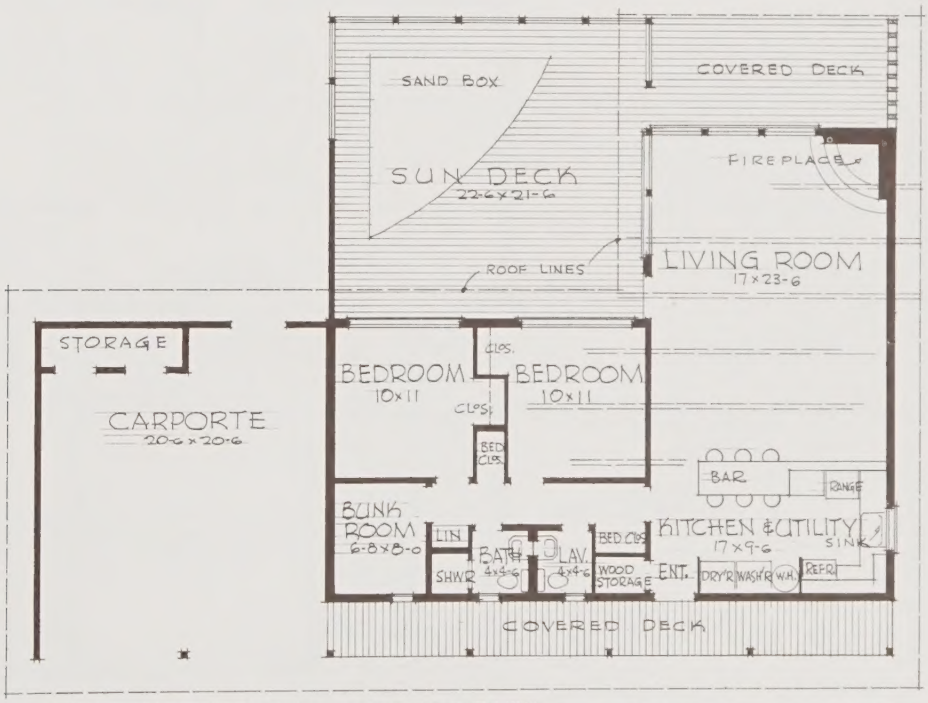
This book was prepared for the Concrete Masonry Industry by Universal Plan Service in cooperation with Columbia Machine, Inc., manufacturers of plant equipment for the production of concrete products.

COMPLETE INFORMATION ABOUT STUDY PLANS, MATERIAL LISTS, BLUEPRINTS, ETC., WILL BE FOUND ON INSIDE OF BACK COVER.

NO. CB-4059

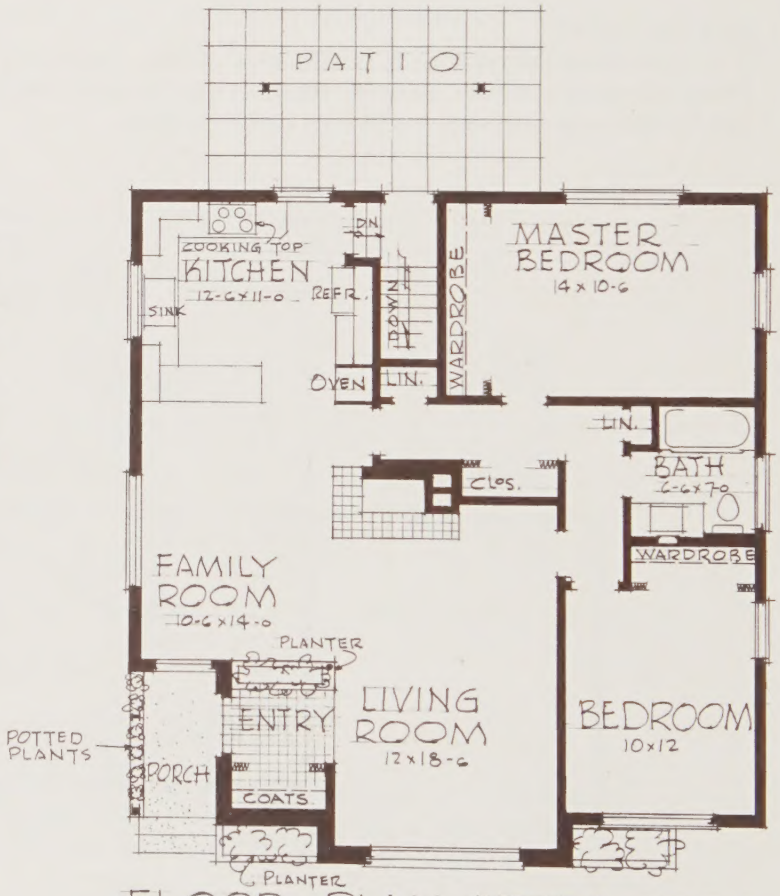
The glass enclosed sun deck on the rear of this vacation home is its outstanding feature. Plans call for a concrete masonry unit foundation with a wood floor over a crawl space and a nearly flat roof with exposed beams and sheathing.



FLOOR PLAN NO. C.B. 4059 SIZE 62'-2" x 46'-0" AREA 1095 SQ.FT.

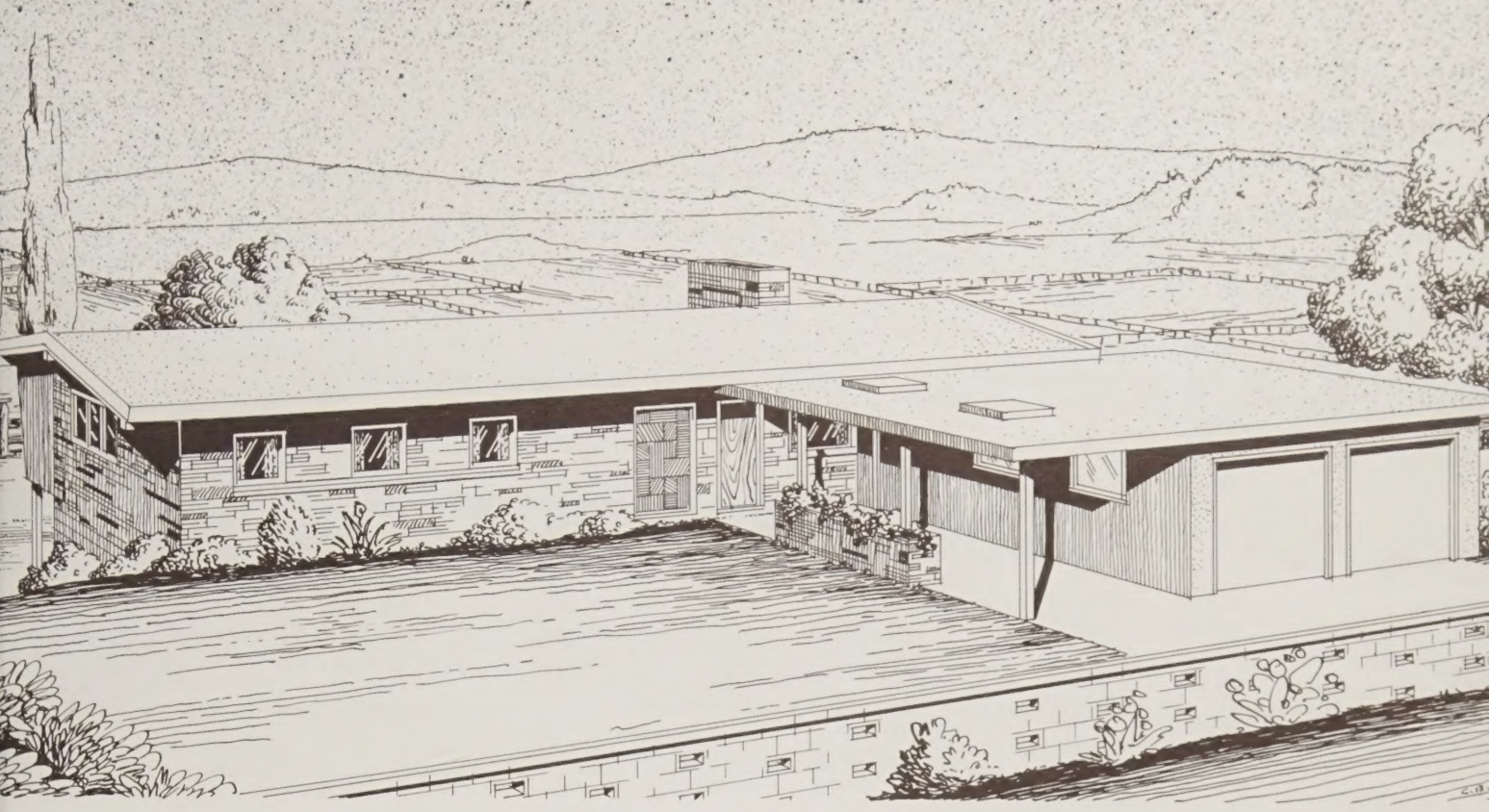
NO. CB-5054

Open planning and informality is the key note of this modern home. It has a full basement where there is space for a party room with a fireplace, as well as storage, laundry and furnace rooms. Its width will permit it be built on a conventional city lot.



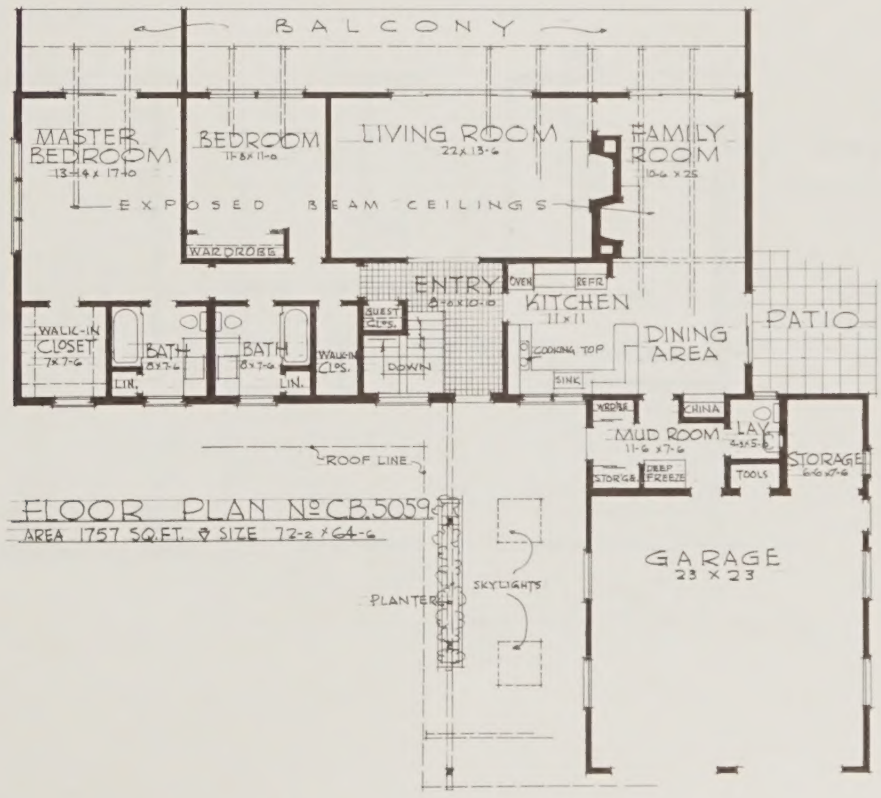
FLOOR PLAN No. C.B. 5054

AREA 1173 SQ. FT. SIZE 34'-4" x 36'-7"



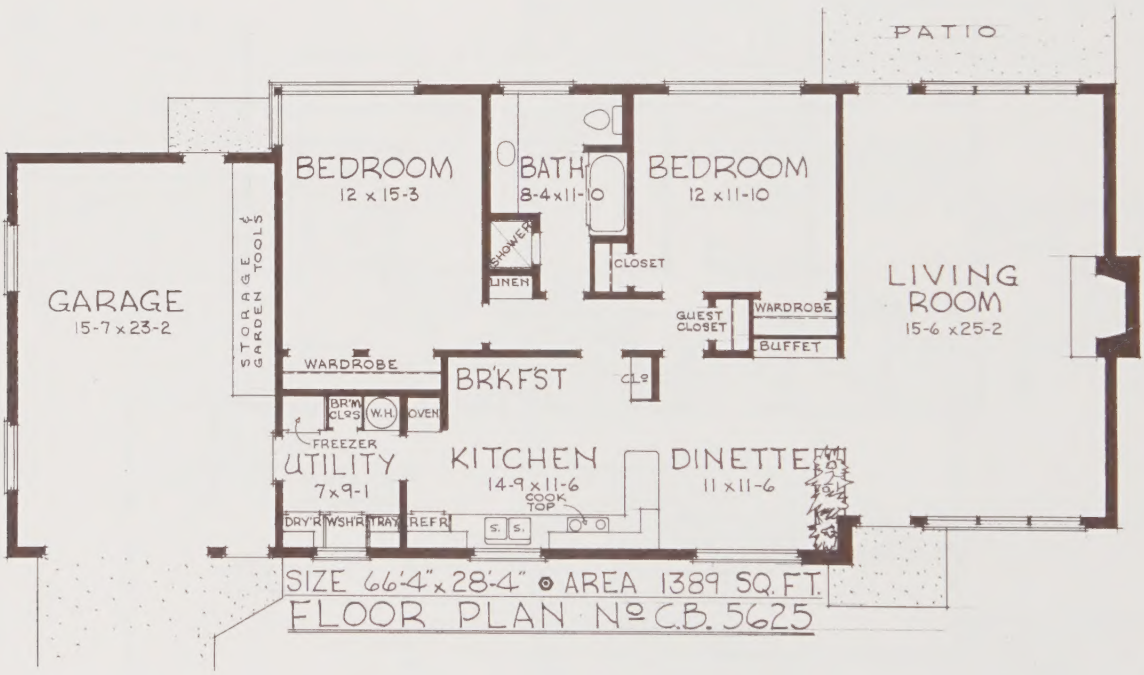
NO. CB-5059

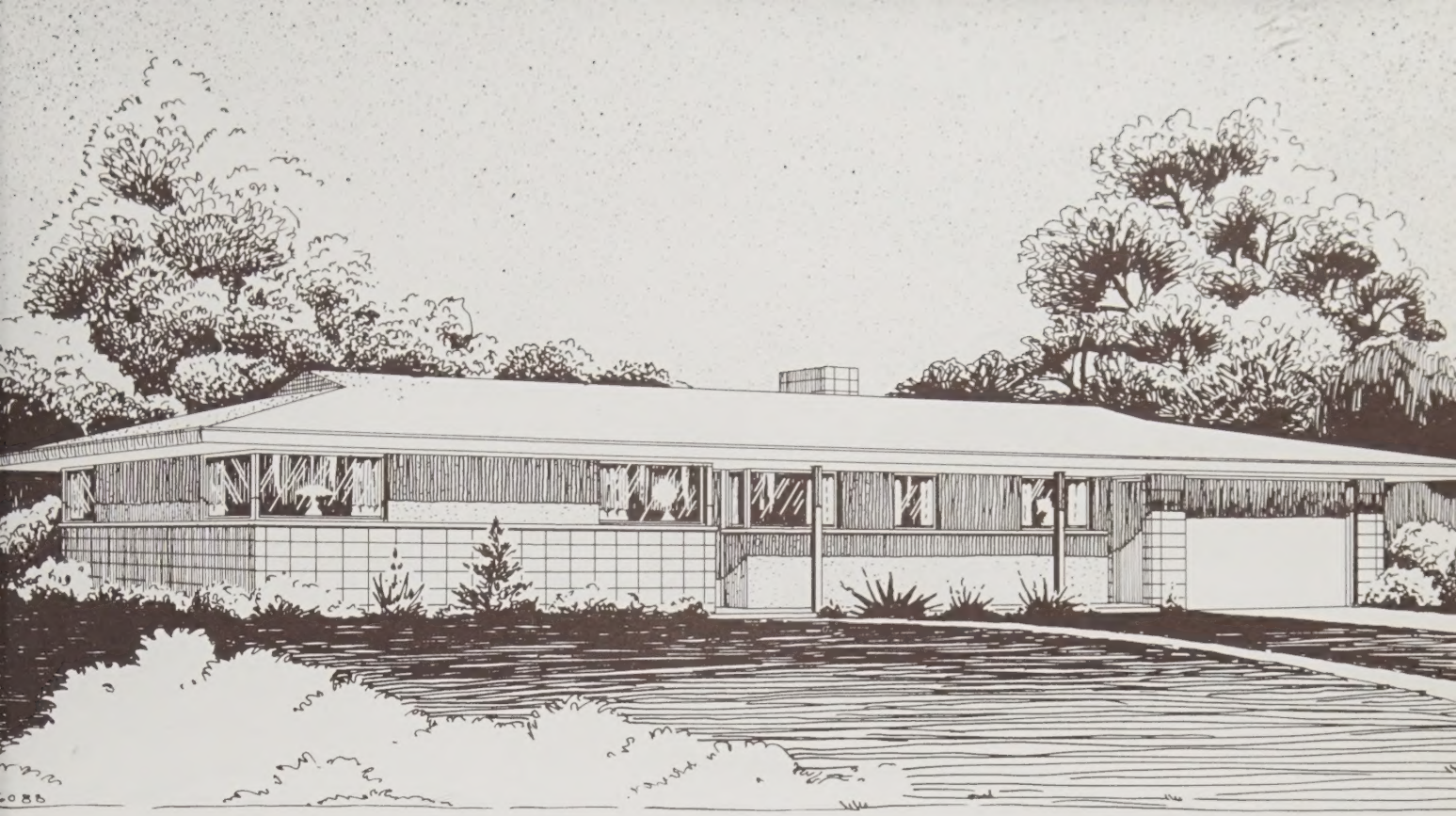
Modern in plan and design, this home is especially well adapted to the "rear view" lot which slopes down away from the road. Plans provide for additional play room, bedrooms and a bath in the daylight basement.



NO. CB-5625

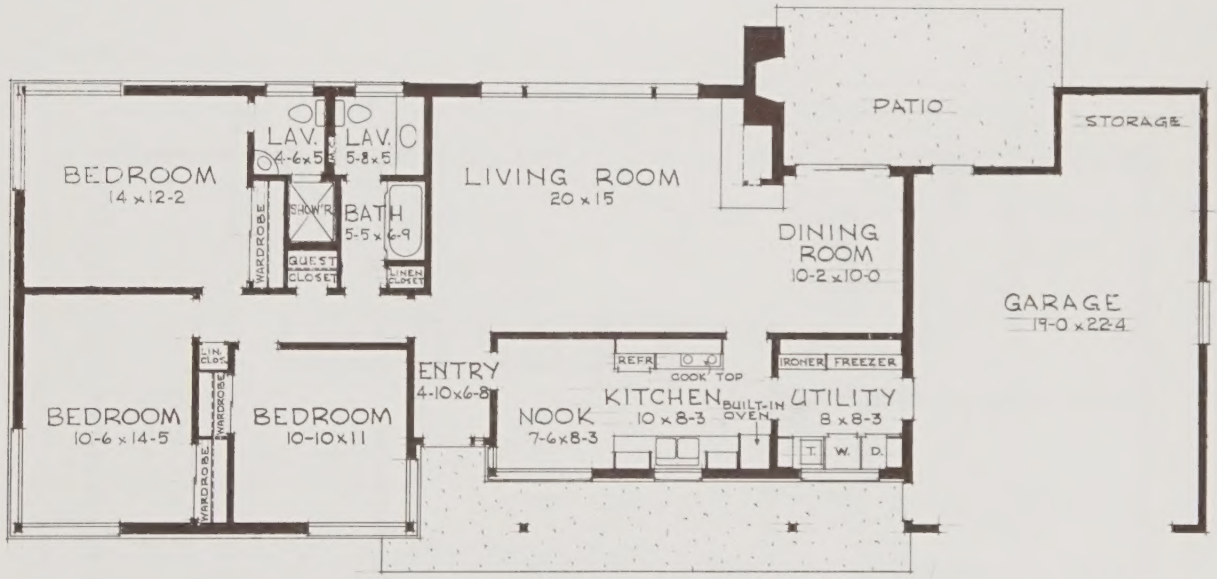
This is a popular Ranch House with utility room and storage in the garage. It has very large rooms with open living area across the front of the home.





NO. CB-6088

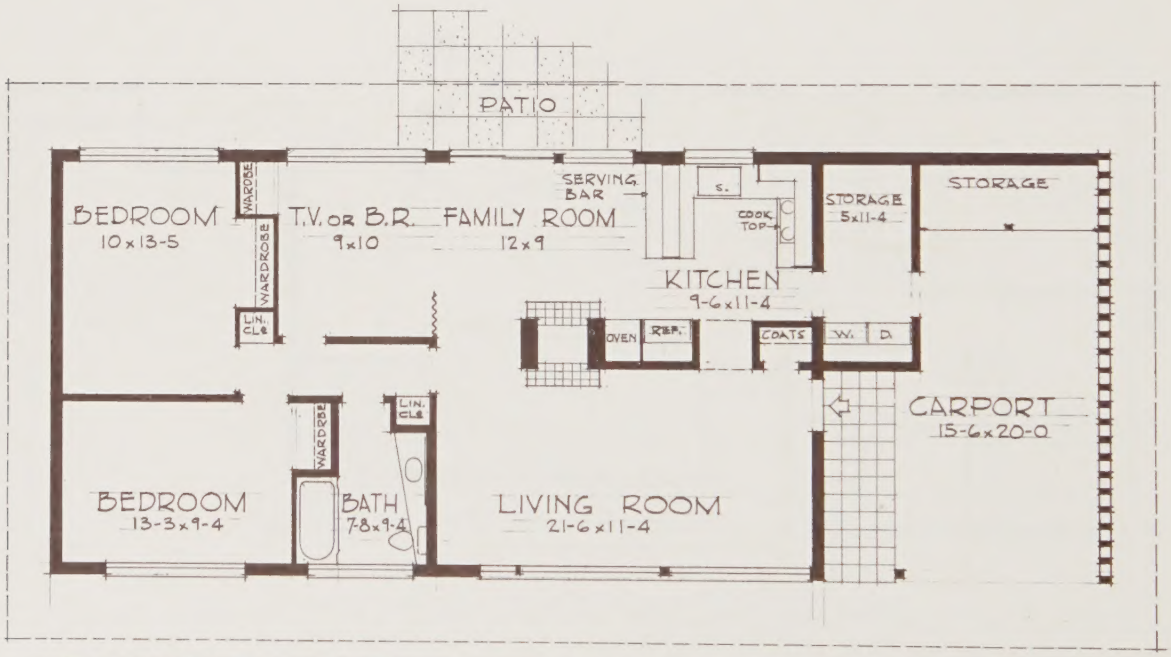
The gracious appearance of this home has won it many admirers. Designed to face a garden or view to the back, it has a large covered terrace and fireplace that add to an outdoor living area. The utility room and garage storage excludes the need for a basement.



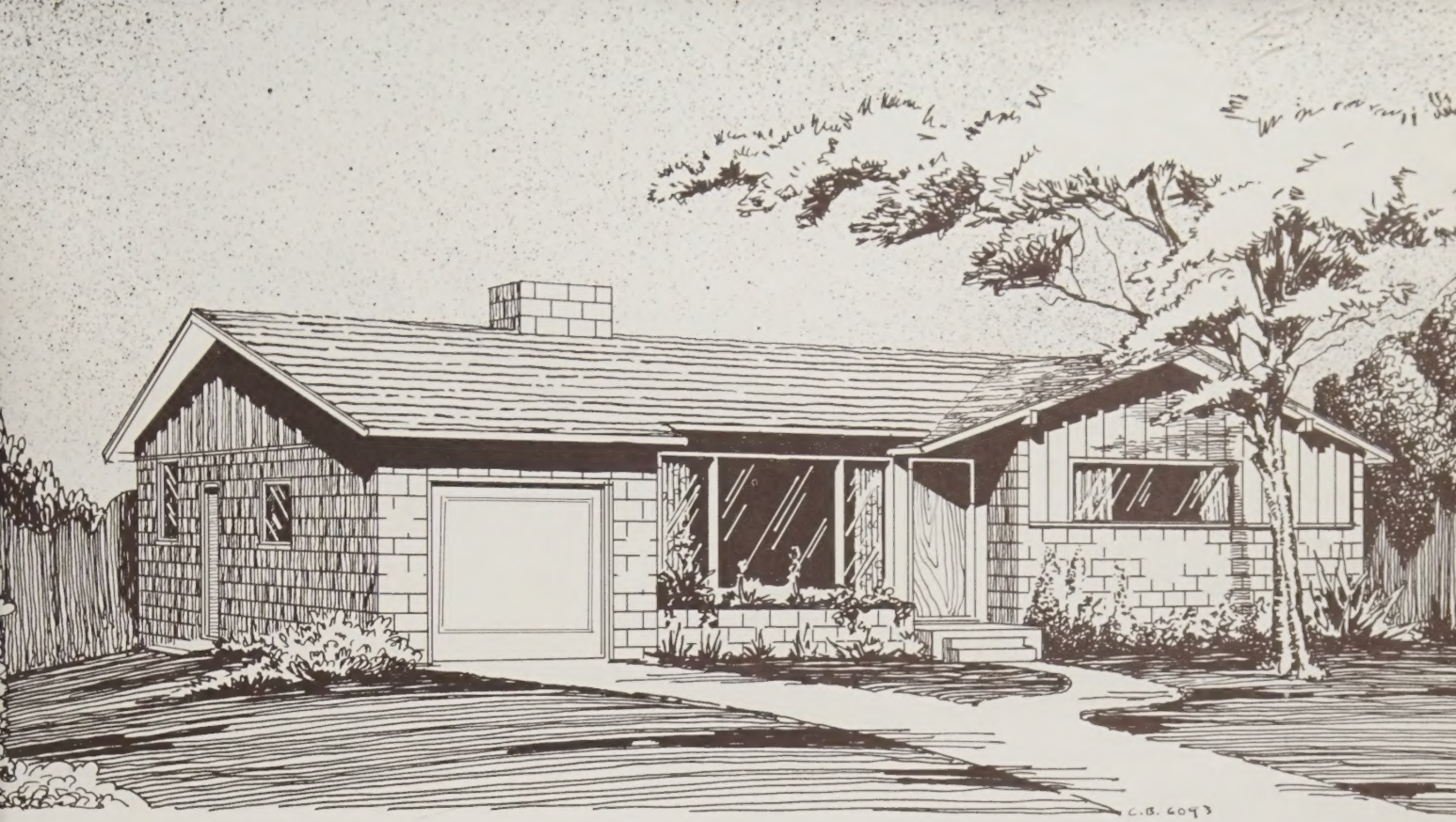
FLOOR PLAN Nº C.B.6088 ◆ SIZE 76'-4" x 32'-3" ◆ AREA 1473 SQ. FT.

NO. CB-6089

Vaulted ceilings which follow the roof line complement the contemporary design of the exterior of this very modern home. In lieu of a basement, ample storage has been incorporated as part of the attractive carport.

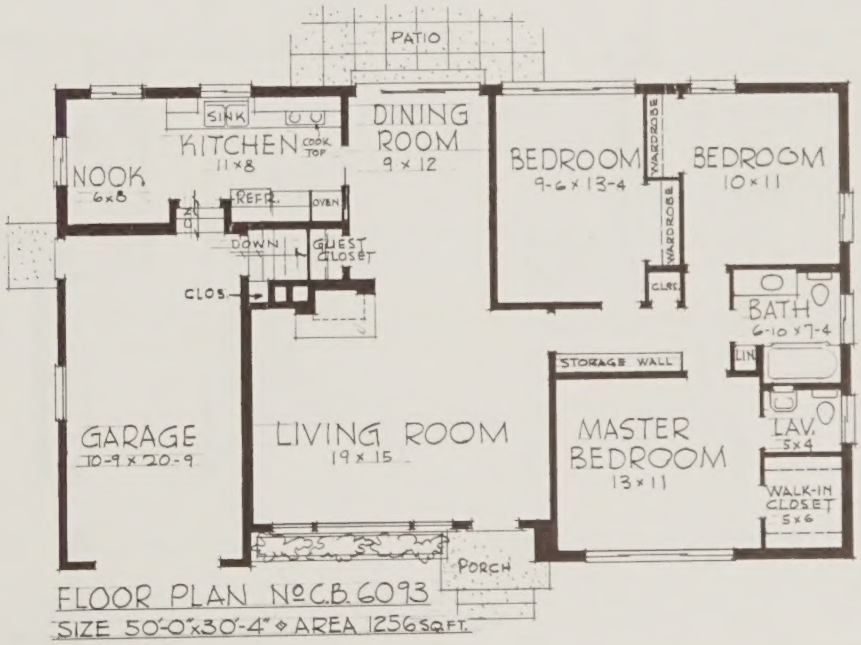


FLOOR PLAN Nº C.B. 6089 SIZE 60'-6"x24'-4" AREA 1078 SQ. FT.



NO. CB-6093

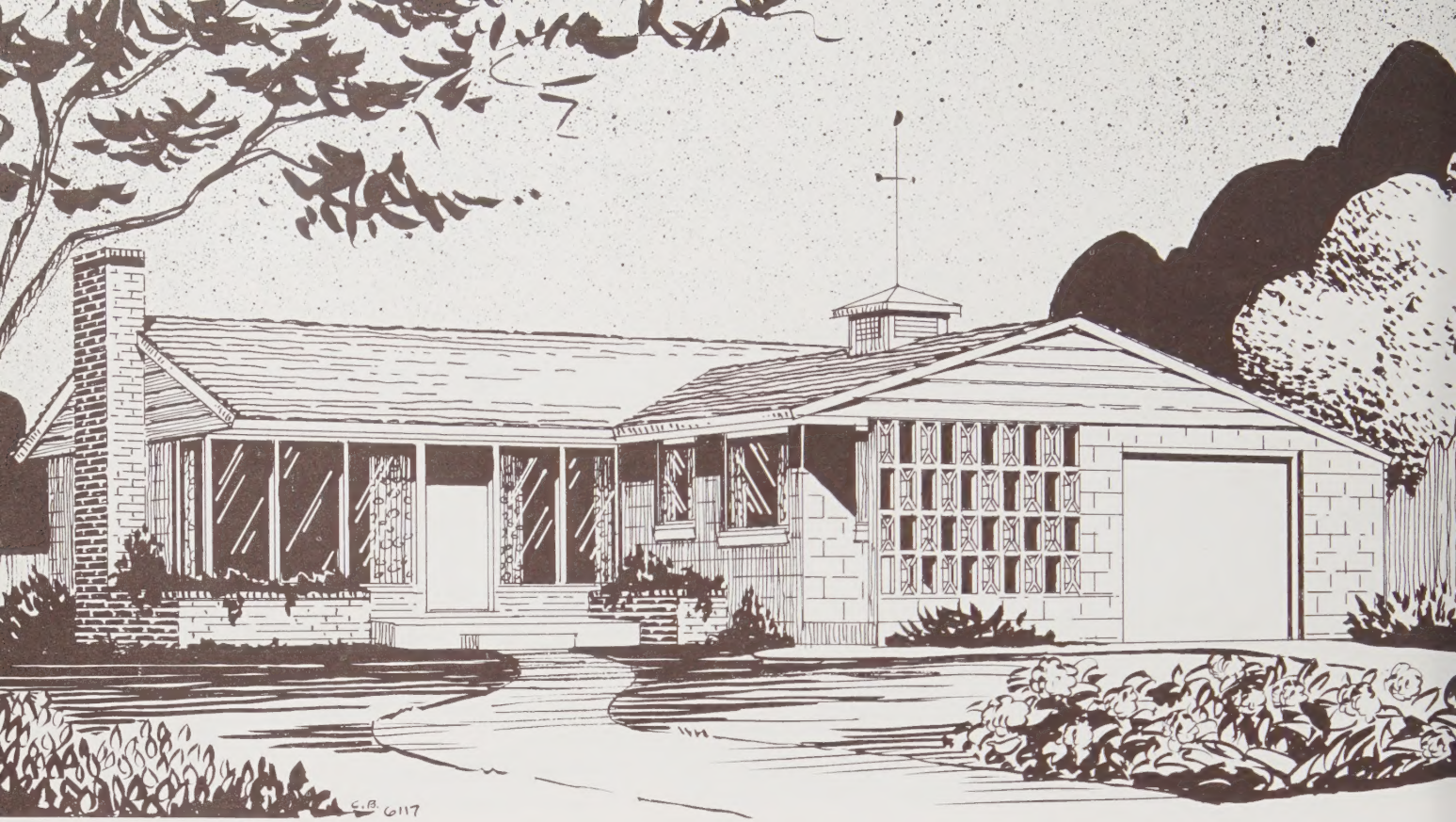
This is a compact and unusual home with many large rooms that can be built on a lot only 60′ wide. Its full basement has a fireplace for a party room and additional space for laundry, furnace and other utilities.



FLOOR PLAN NO C.B. 6093

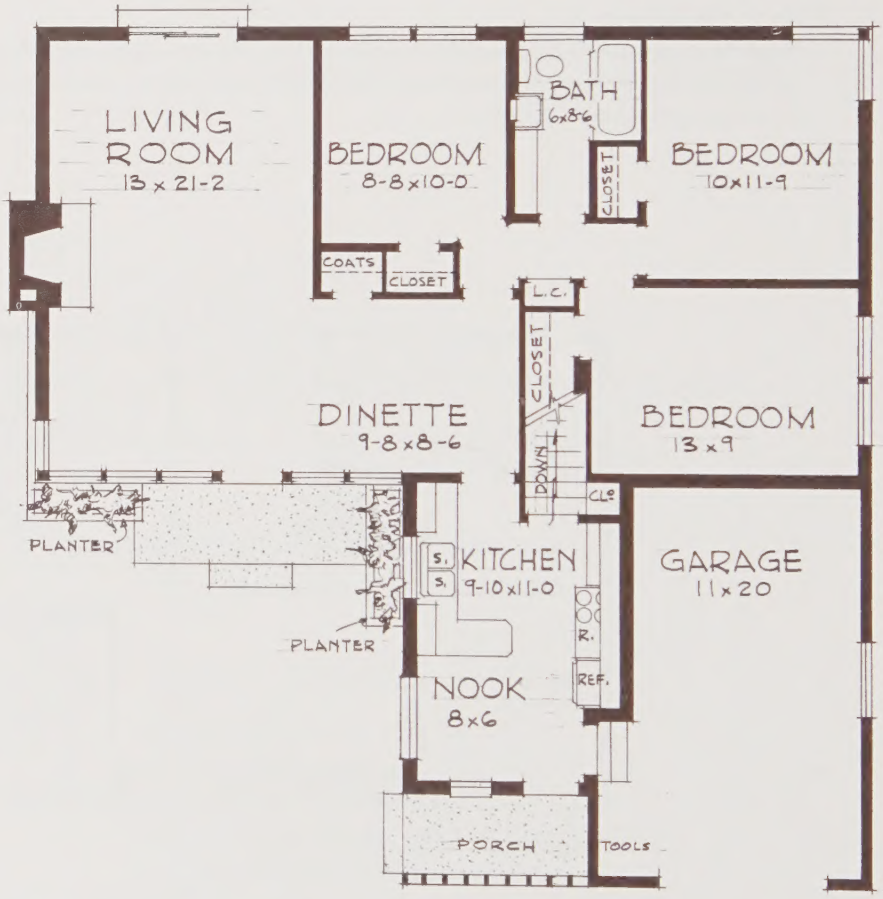
SIZE 50′-0″×30′-4″ ◇ AREA 1256 SQ. FT.

SEE INSIDE OF BACK COVER FOR PLAN INFORMATION



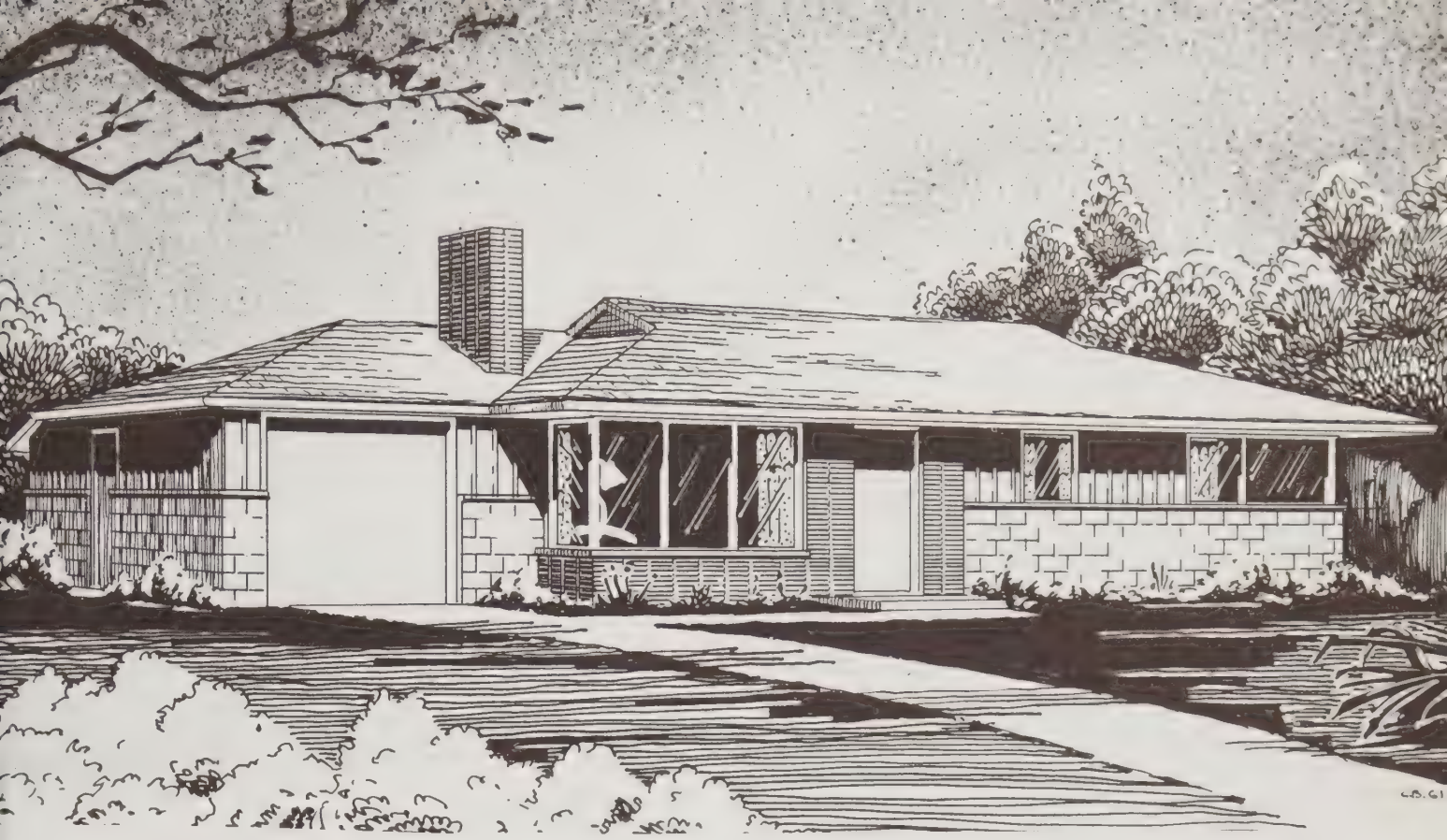
NO. CB-6117

This charming home with attached garage can be built on a fifty-foot lot. Its principal rooms enjoy a front exposure and there is access from the living room to the garden in the back yard. A nearly full basement provides space for storage, utility and recreation.



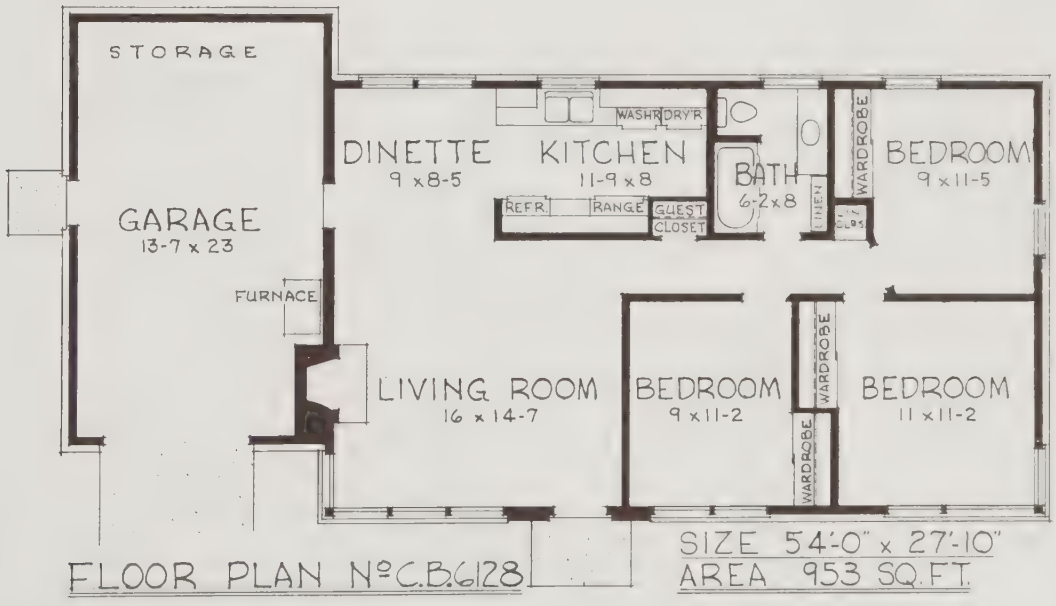
FLOOR PLAN Nº C.B. 6117

SIZE 40'-0" x 42'-10" AREA 1053 SQ. FT.



NO. CB-6128

A very popular economy home, this plan features compact plumbing and simplicity of construction. There is room in the garage for a furnace next to the fireplace chimney, and storage for tools and equipment eliminating the necessity of a basement.

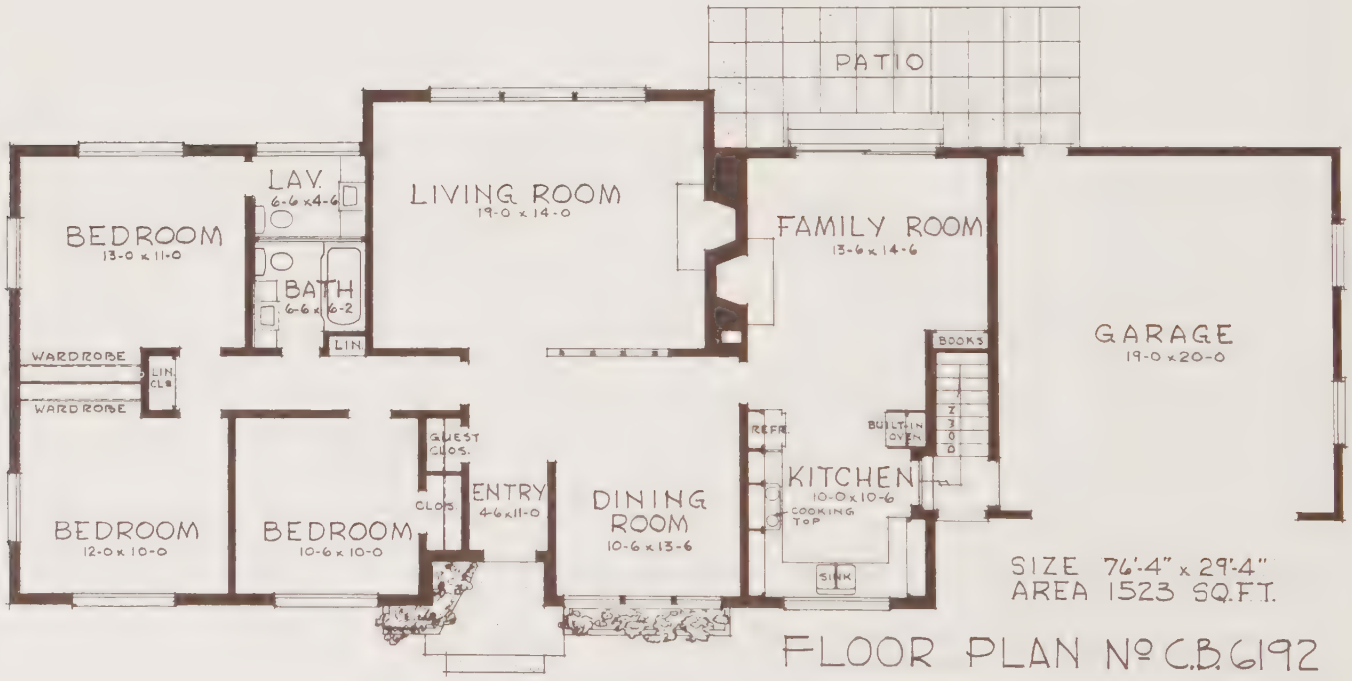


FLOOR PLAN NºC.B.6128

SIZE 54'-0" x 27'-10"
AREA 953 SQ.FT.

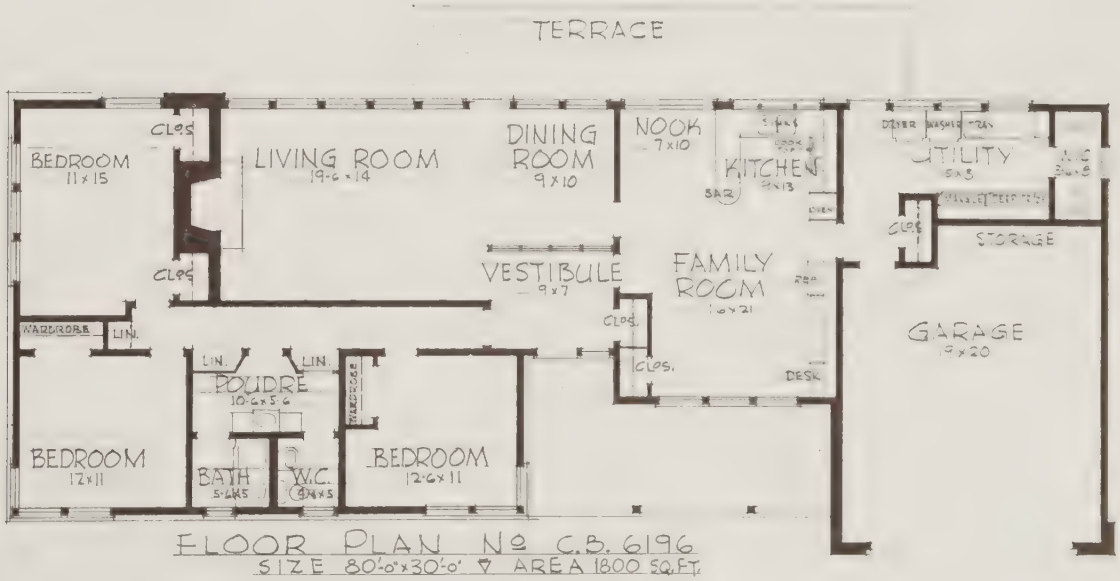
NO. CB-6192

A fireplace for each living area, and an interesting screen that divides living and dining rooms are features of this large comfortable home. A full basement provides additional space for storage, play rooms, laundry and another set of plumbing.



NO. CB-6196

There are several unusual features in this fine basementless home. Utility and storage space is generous, baths are planned for maximum utility and the principal rooms face a private garden or view to the rear.

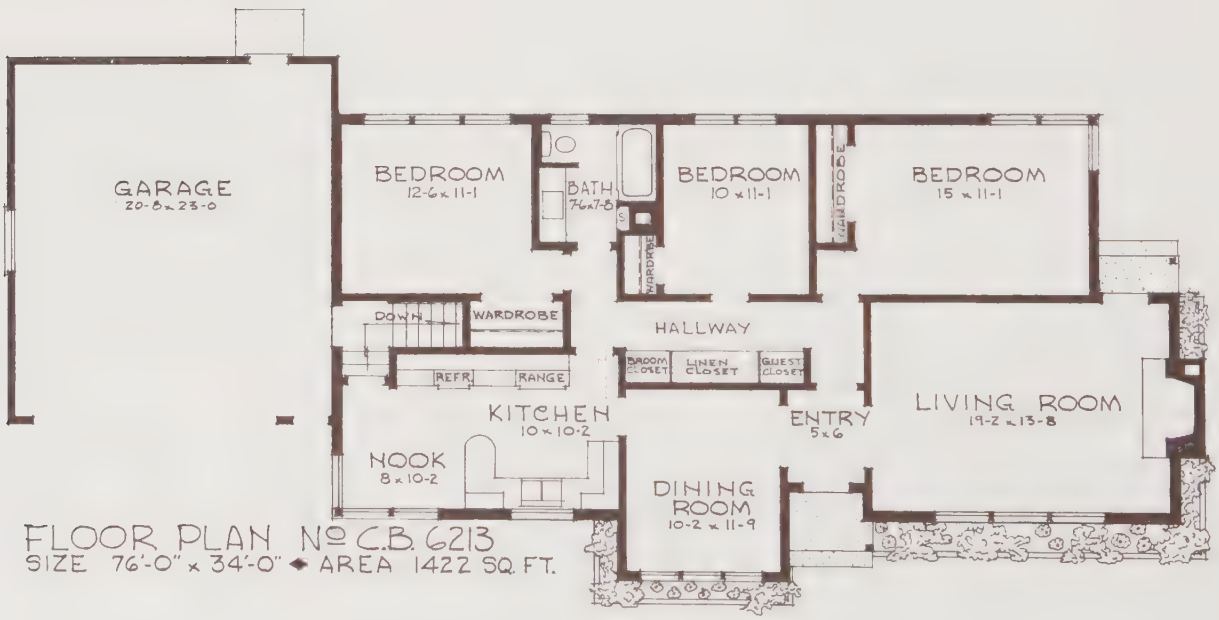


FLOOR PLAN Nº C.B. 6196

SIZE 80'-0"x30'-0" ▽ AREA 1800 SQ.FT.

NO. CB-6213

A modest central hallway ensures easy circulation between rooms for greater privacy. Rooms and closets are all large. A full basement is provided with this fine plan.



FLOOR PLAN Nº C.B. 6213

SIZE 76'-0" x 34'-0" ◆ AREA 1422 SQ. FT.

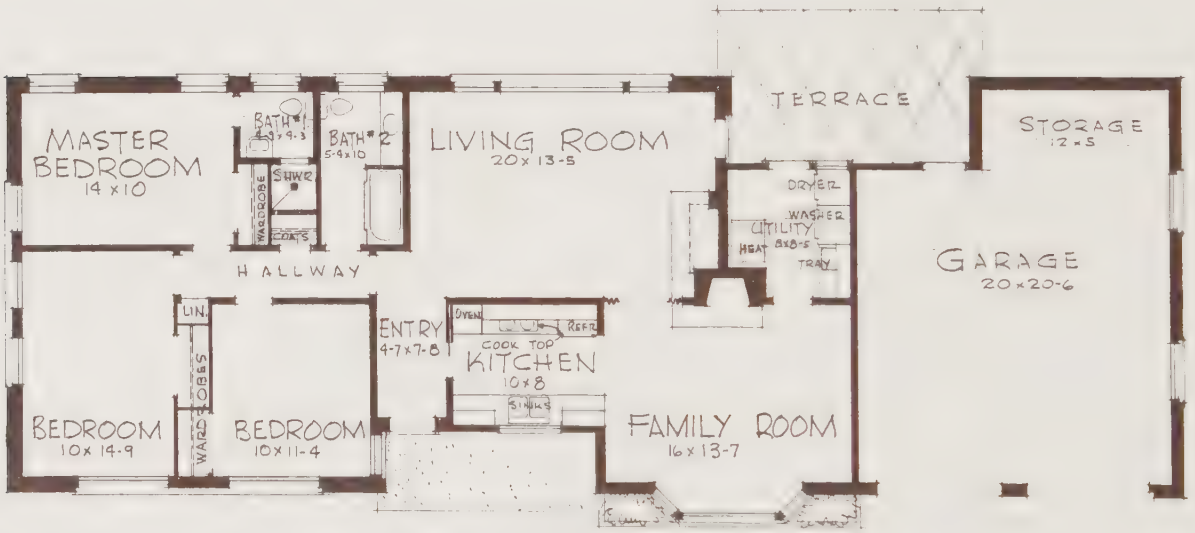
SEE INSIDE OF BACK COVER FOR PLAN INFORMATION

NO. CB-6236

Every convenience has been provided in this beautiful ranch style home, even a laundry room on the main floor next to the kitchen and a large basement for storage and recreation areas.

NO. CB-6288

Nothing has been left out which would add to convenient living in this fine ranch home. Rooms, closets, and storage areas are large, both are convenient, and the utility room off the kitchen has made a basement unnecessary.



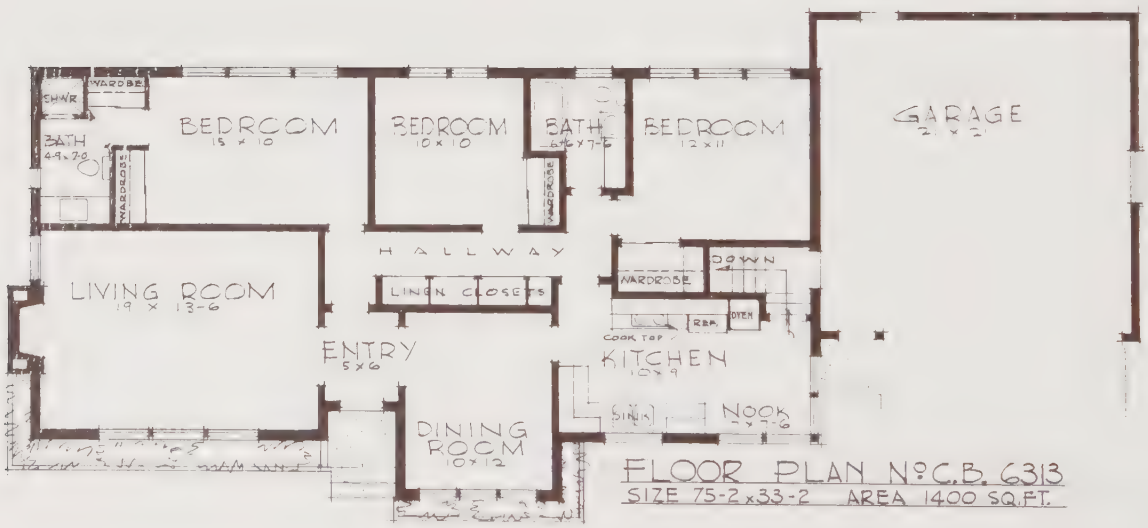
FLOOR PLAN Nº C.B. 6288 SIZE 76'-8" x 27'-3" AREA 1407 SQ. FT.

NO. CB-6298

This home has been a winner wherever it has been shown. The kitchen features an "island" cooking area. Laundry facilities are conveniently located in the garage next to the kitchen and yet a half-basement is provided for additional recreation and storage area.

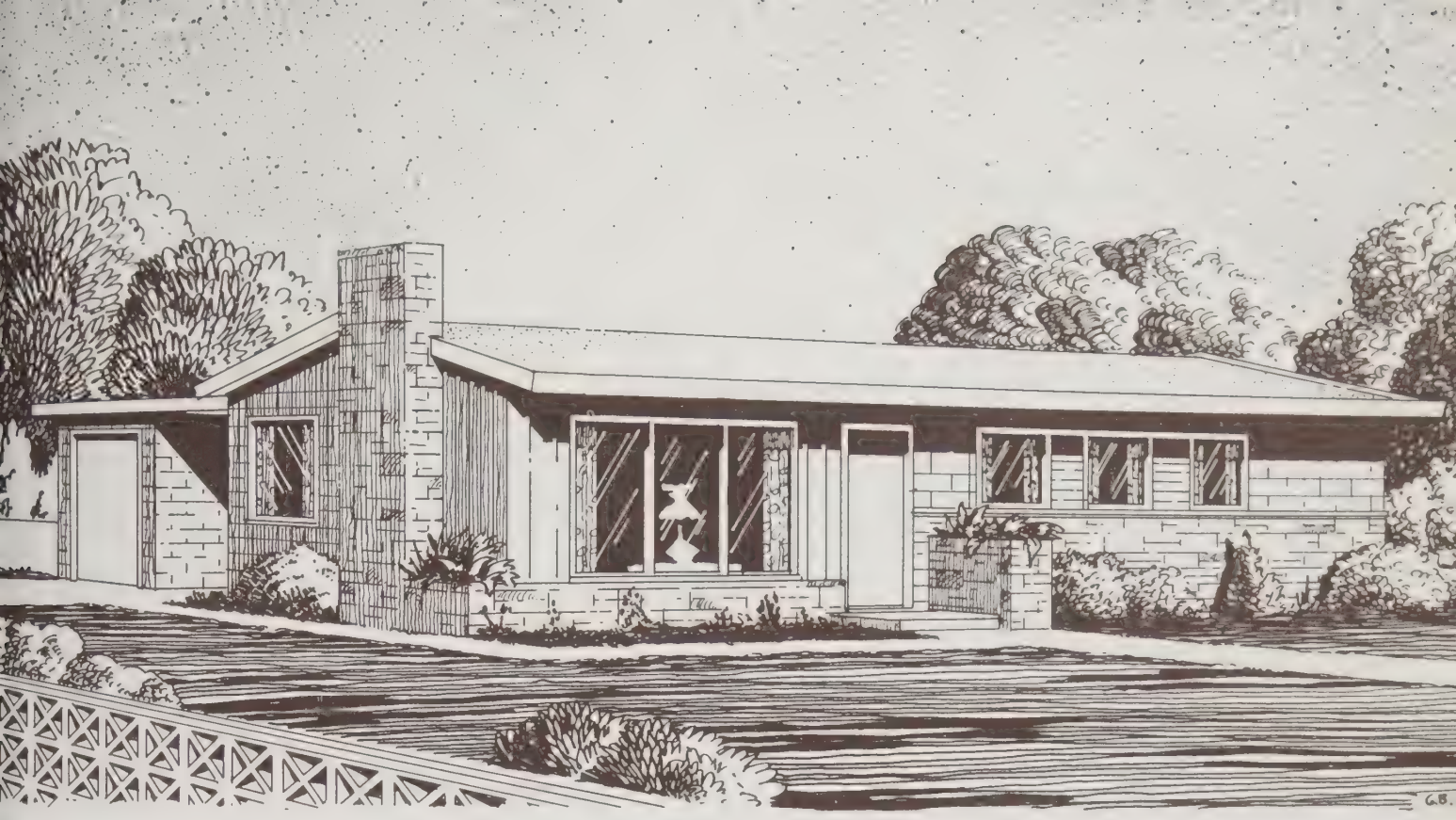
NO. CB-6313

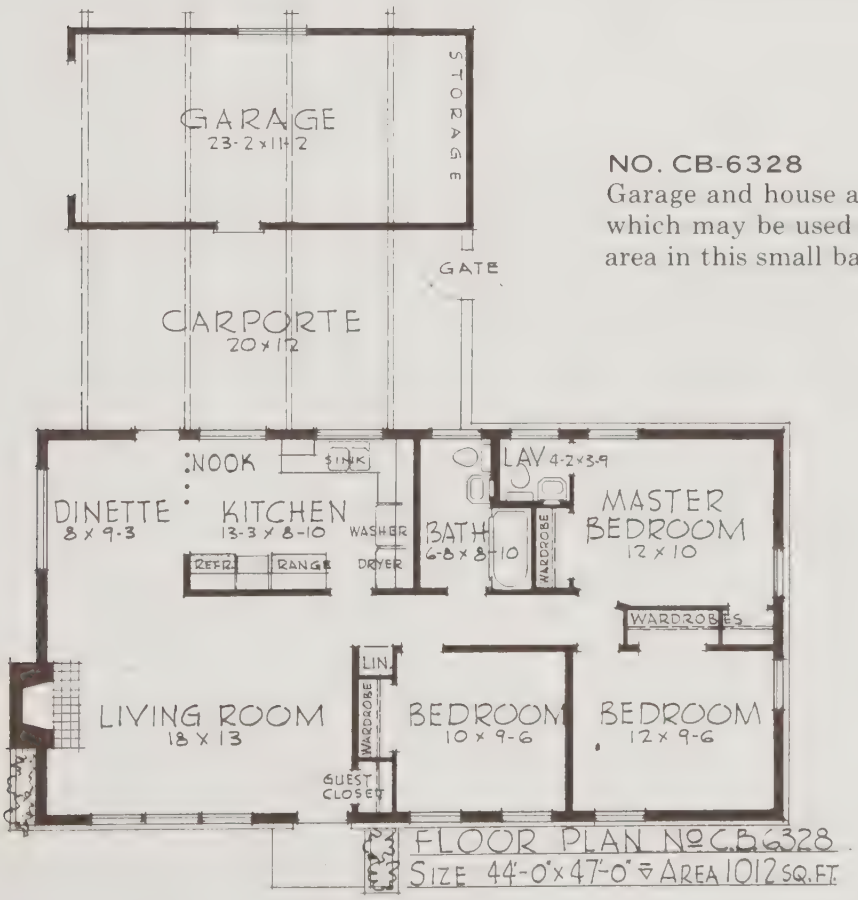
Convenient living was the standard for designing this beautiful ranch home. Notice the entrance hall and the full storage wall in the hallway. A full basement provides ample space for utilities, storage and play room.



FLOOR PLAN No. C.B. 6313
SIZE 75-2 x 33-2 AREA 1400 SQ. FT.

SEE INSIDE OF BACK COVER FOR PLAN INFORMATION





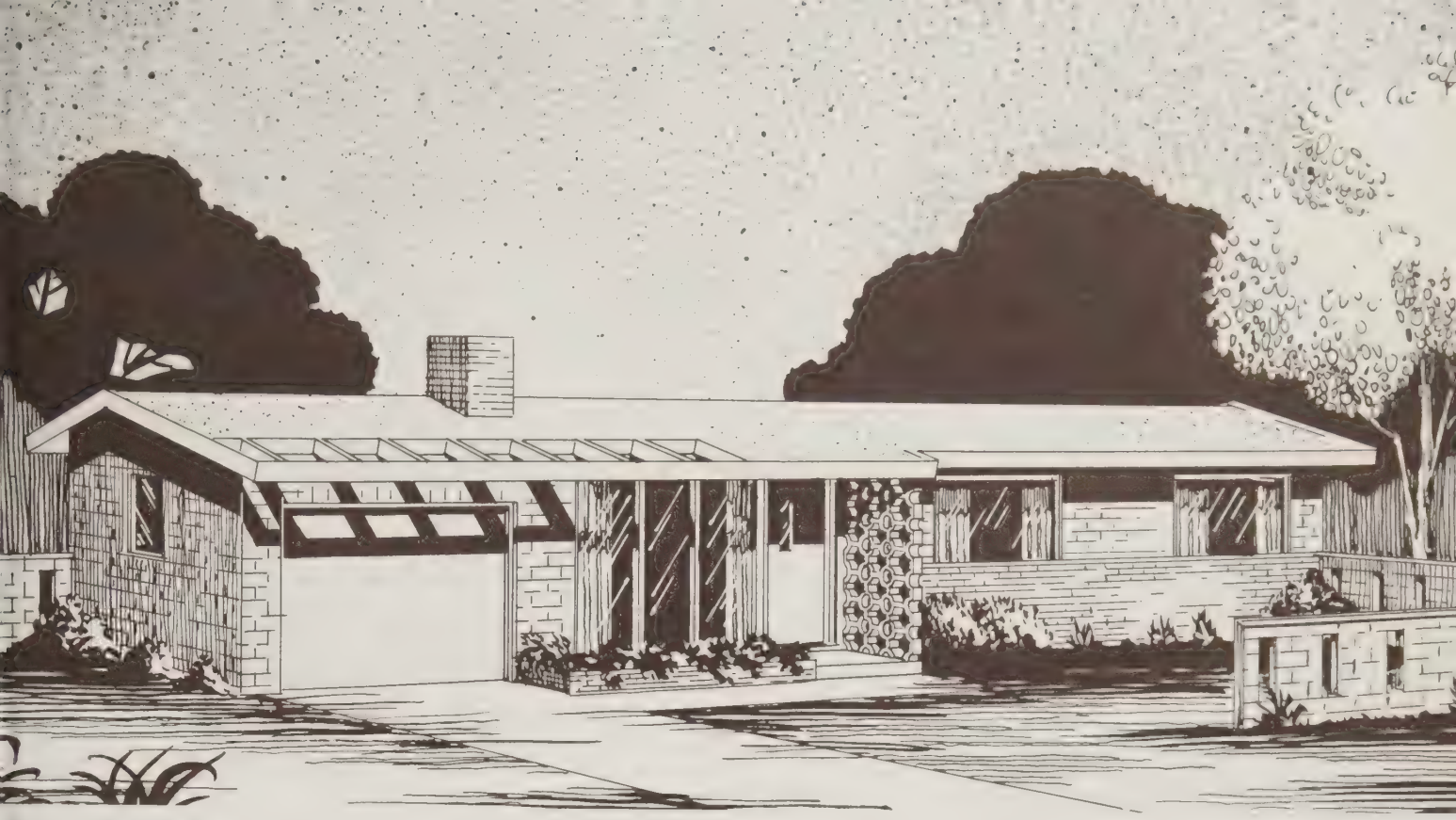
FLOOR PLAN NO. CB-6328
SIZE 44'-0" x 47'-0" ▽ AREA 1012 SQ. FT.

NO. CB-6328

Garage and house are connected by a roofed area which may be used as a carport or outdoor living area in this small basementless home.

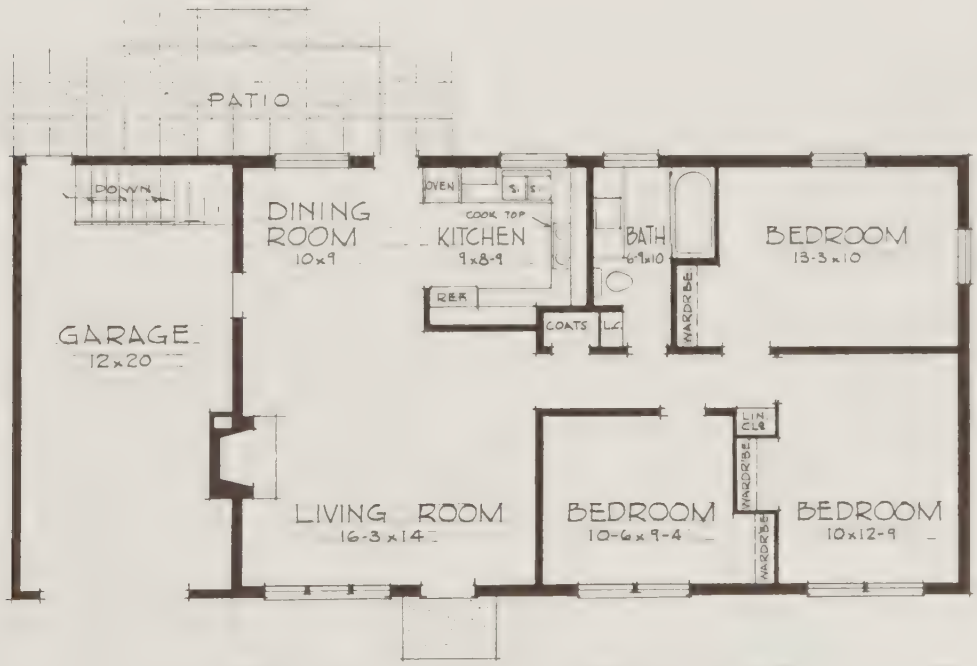
NO. CB-6336

This lovely home, with excellent orientation of rooms, features two full baths, and convenient laundry adjacent to the kitchen. The basement is large enough for hobby rooms, storage and utility space.



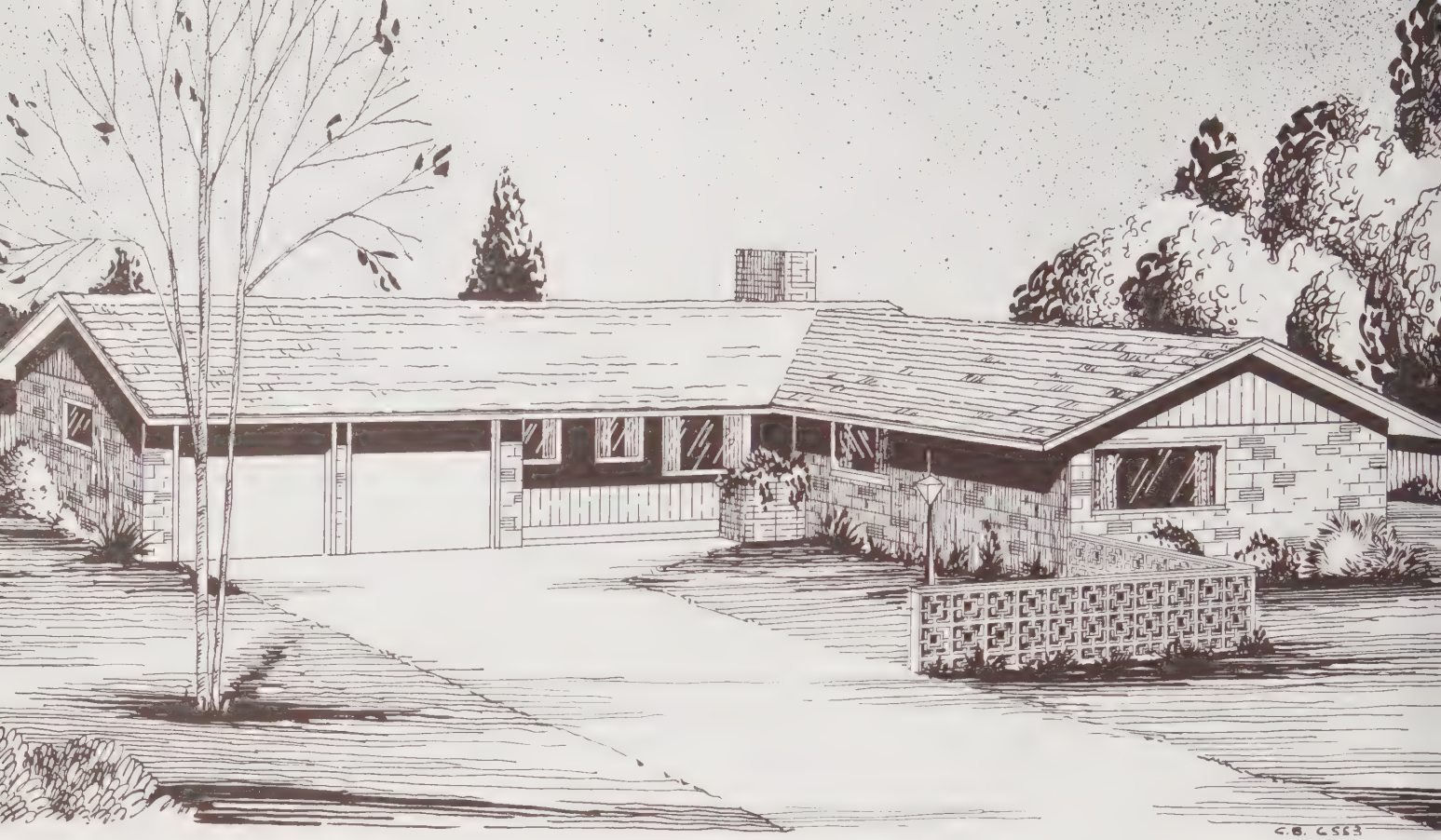
NO. CB-6487

Here is an economy home with a full basement to provide expansion space, laundry area and a play room. The low pitched roof is the popular gravel covered composition roofing seen in so many contemporary designs.



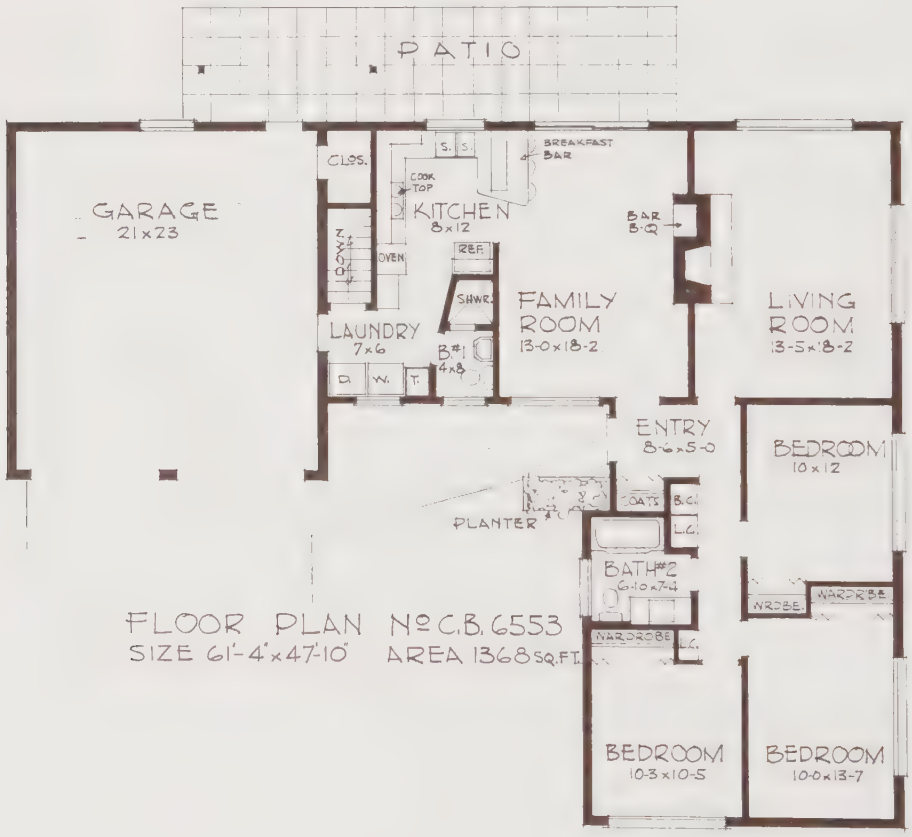
FLOOR PLAN Nº C.B. 6487

SIZE 52'-10"x 24'-4" AREA 989 SQ. FT.



NO. CB-6553

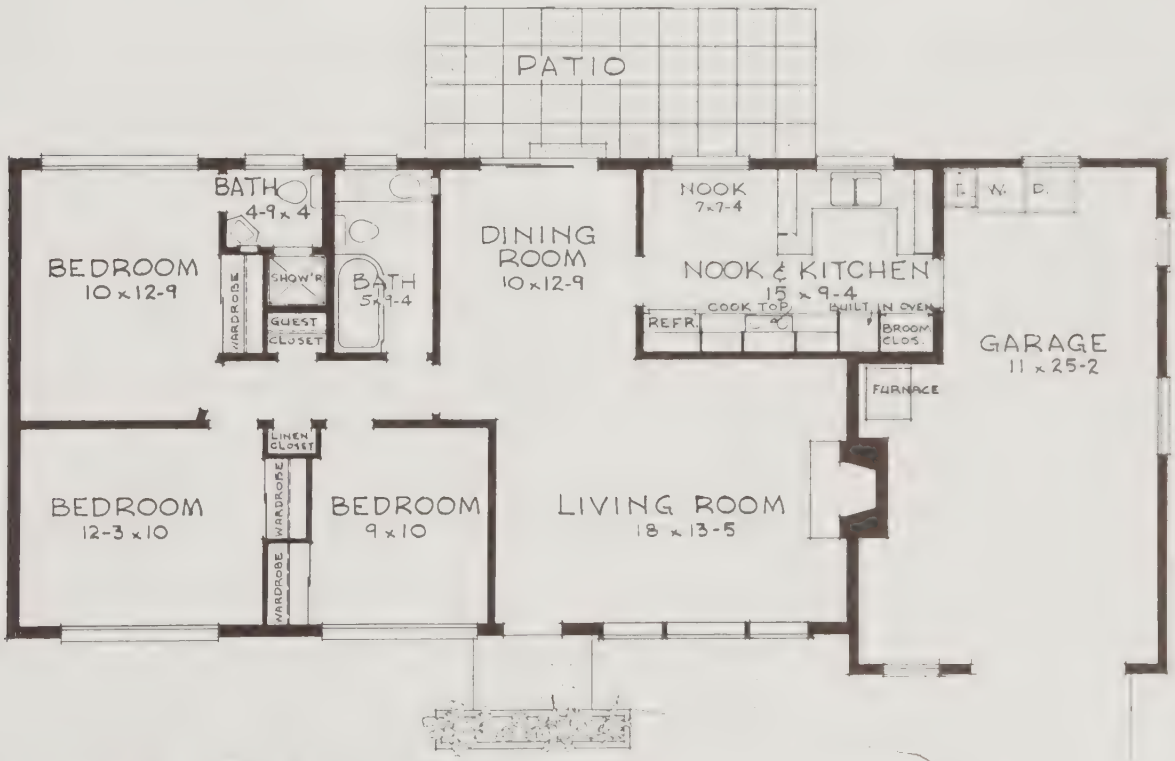
This efficient and unique plan adapts to a relatively narrow lot. It features outdoor living from a large family room. The basement is under the rear half only and provides adequate storage area.



FLOOR PLAN NO C.B. 6553
SIZE 61'-4"x47'-10" AREA 1368 SQ. FT.

NO. CB-6562

Convenience and economy are yours in this modest size ranch type home. All rooms are spacious and have generous closets. The master bedroom has its own shower bath as an added attraction. Extra basement is allowed in the garage for laundry, furnace and storage.

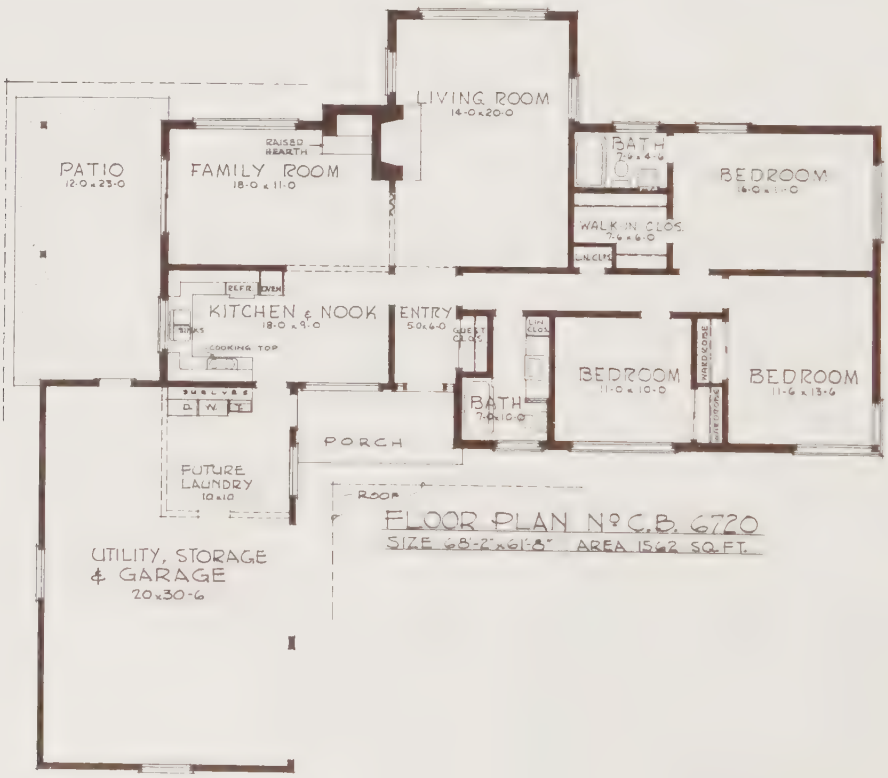


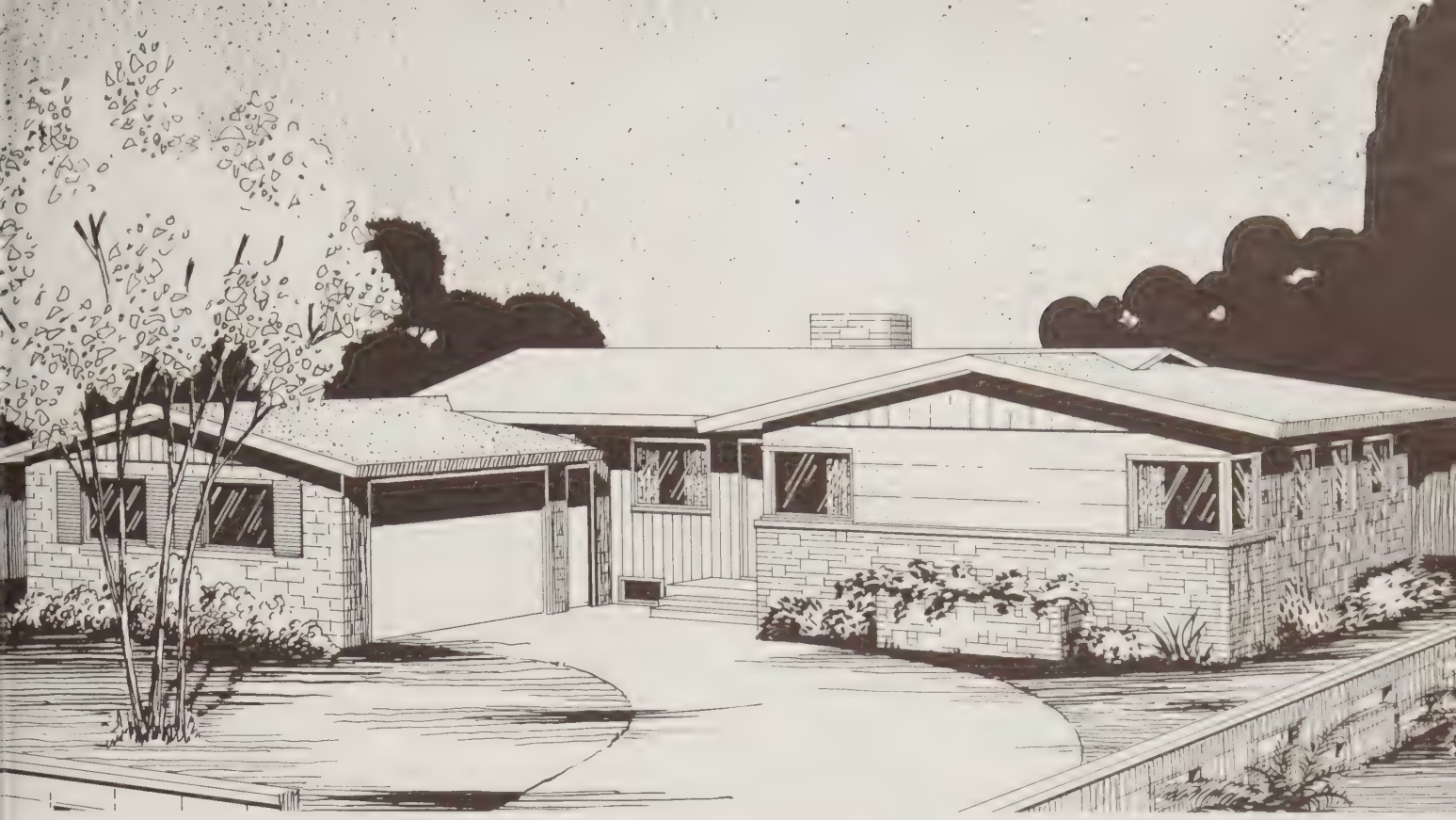
FLOOR PLAN Nº C.B. 6562

SIZE 59'-4" x 26'-4" ◆◆ AREA 1097 SQ. FT.

NO. CB-6720

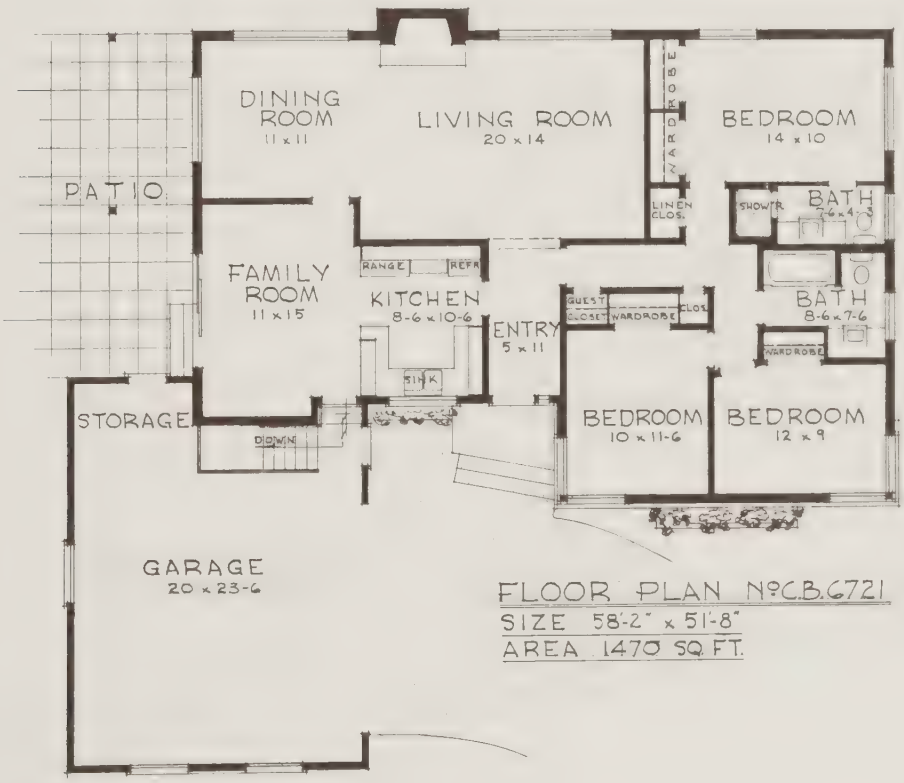
Comfort and convenience are the first considerations in this fine home featuring a corner situation family room. Storage and utility space are adequate without a basement.



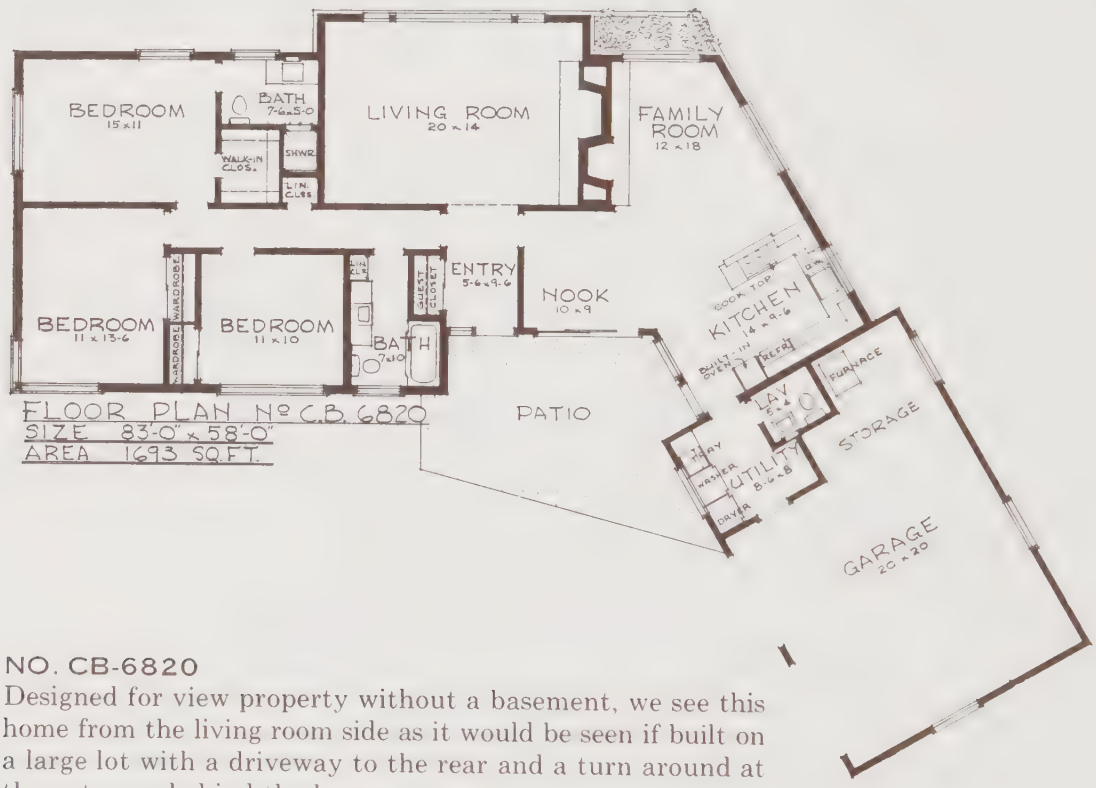


NO. CB-6721

The main room of this colorful home extends over the patio for pleasant outdoor living. It has a full basement for laundry and expansion space.



FLOOR PLAN NºC.B.6721
SIZE 58'-2" x 51'-8"
AREA 1470 SQ. FT.



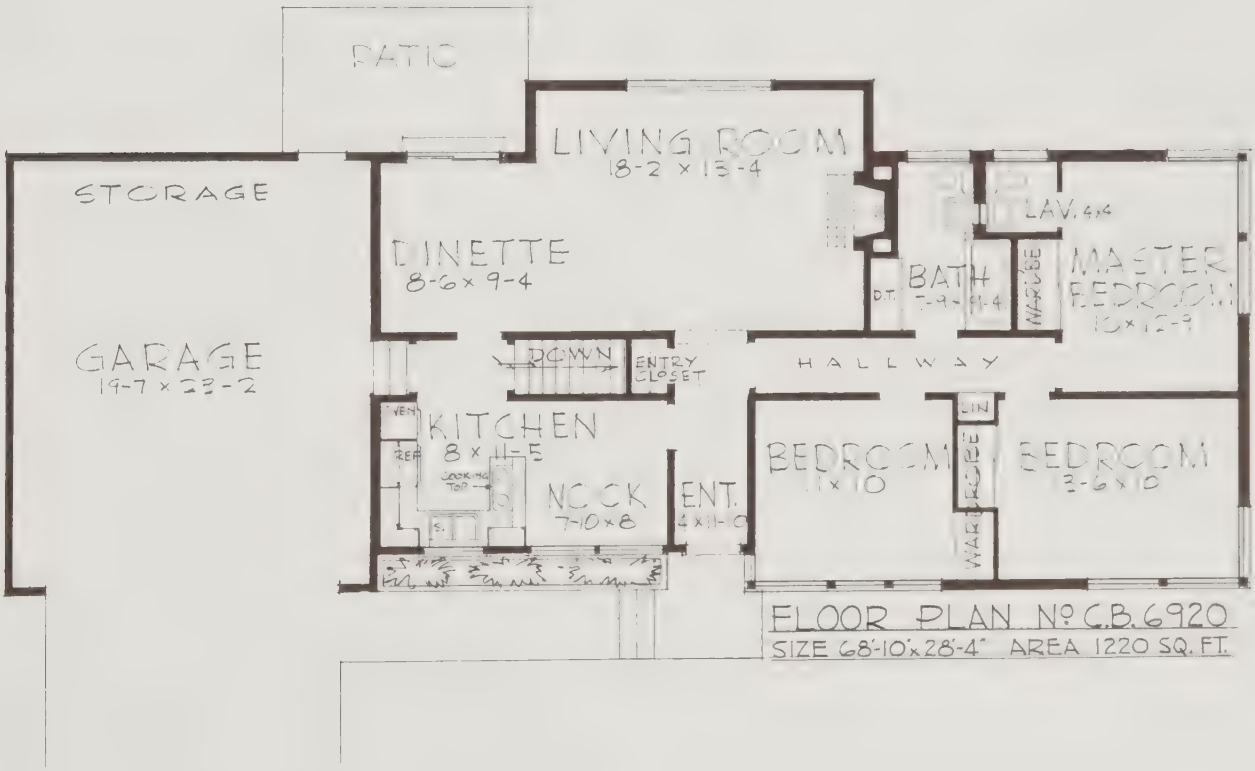
FLOOR PLAN Nº C.B. 6820
SIZE 83'-0" x 58'-0"
AREA 1693 SQ.FT.

NO. CB-6820

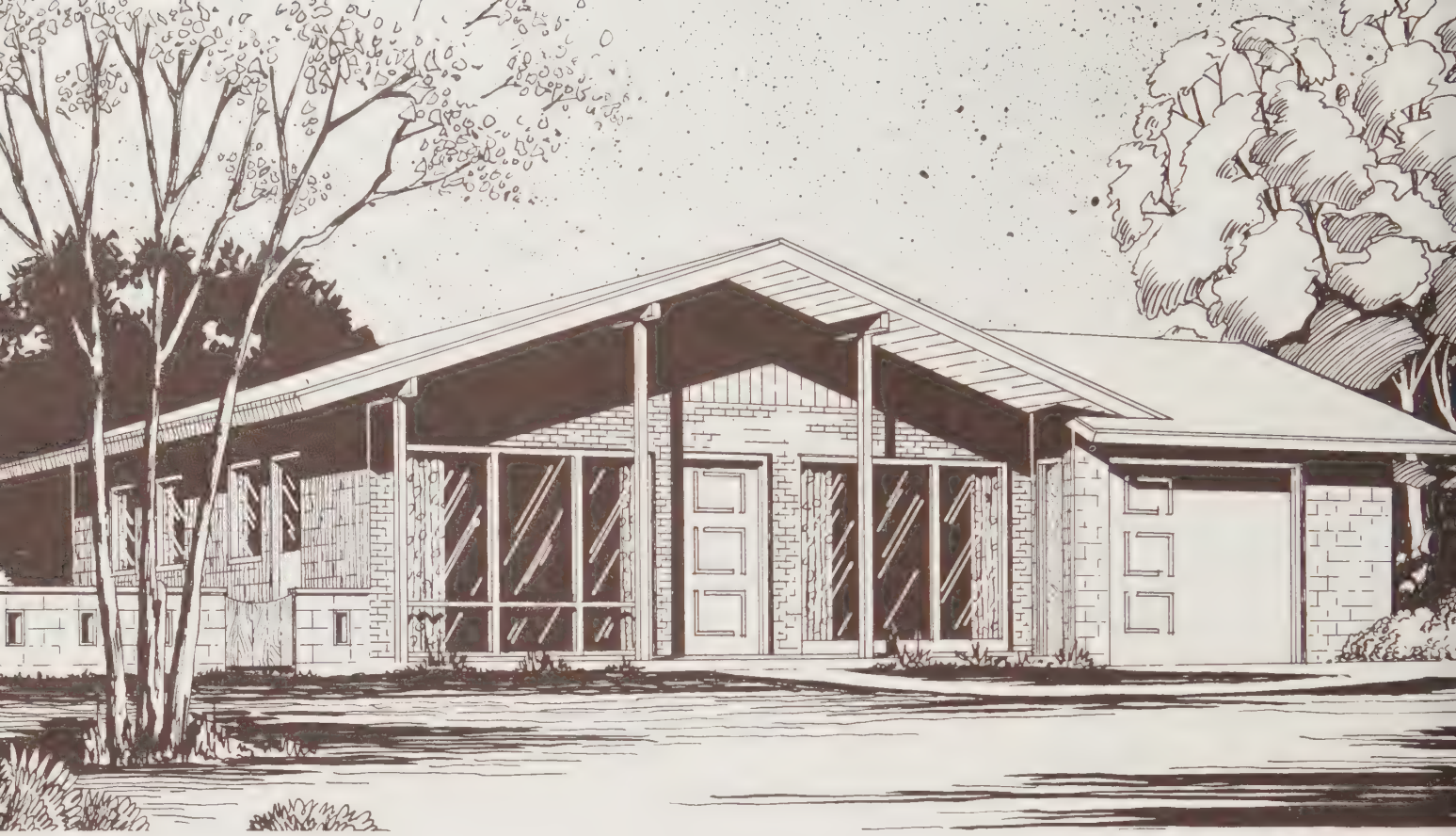
Designed for view property without a basement, we see this home from the living room side as it would be seen if built on a large lot with a driveway to the rear and a turn around at the entrance behind the house.

NO. CB-6920

This is a modest home with the living room on the rear for a view of the private garden, and the kitchen and nook overlook the entrance. A full basement is shown in the plans with play room and extra fireplace, laundry, storage and convenience lavatory.

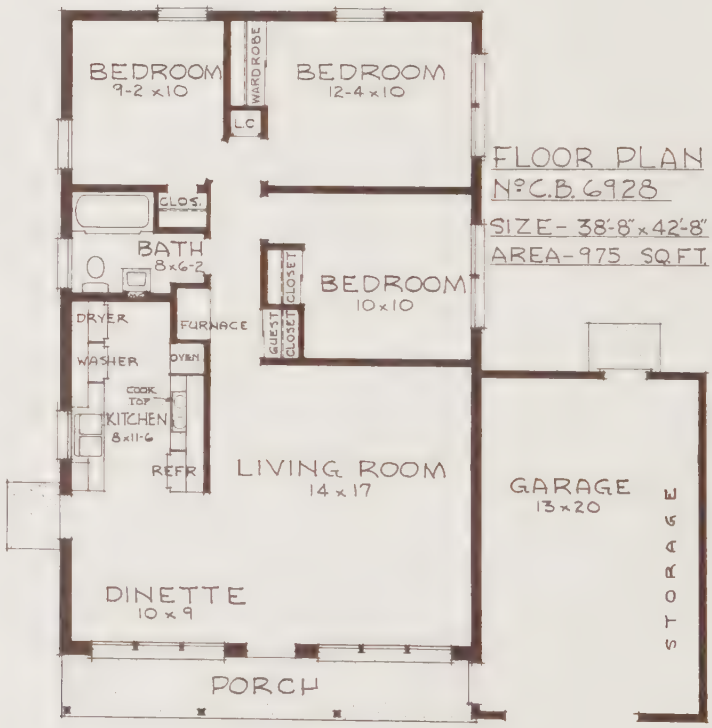


SEE INSIDE OF BACK COVER FOR PLAN INFORMATION



NO. CB-6928

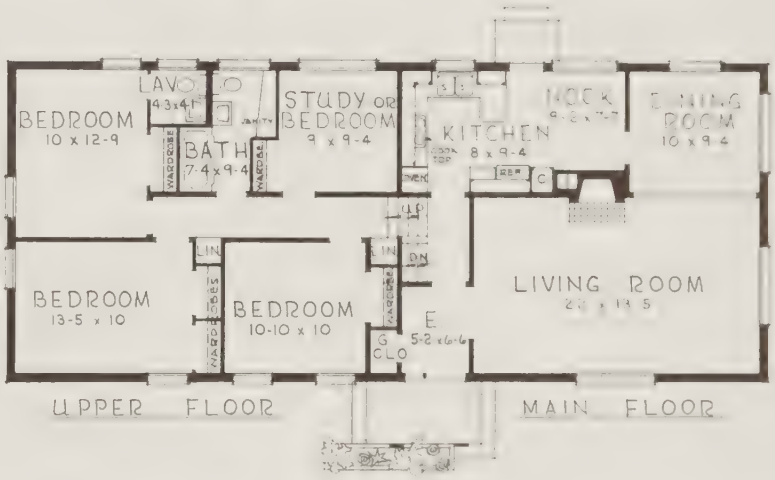
This modern home features exposed beams and vaulted roof over the front porch. It may be built on a conventional 50′ city lot. Laundry equipment is located in the kitchen to keep the plumbing located close together. Storage space is provided in the oversize garage, obviating the need of a basement.



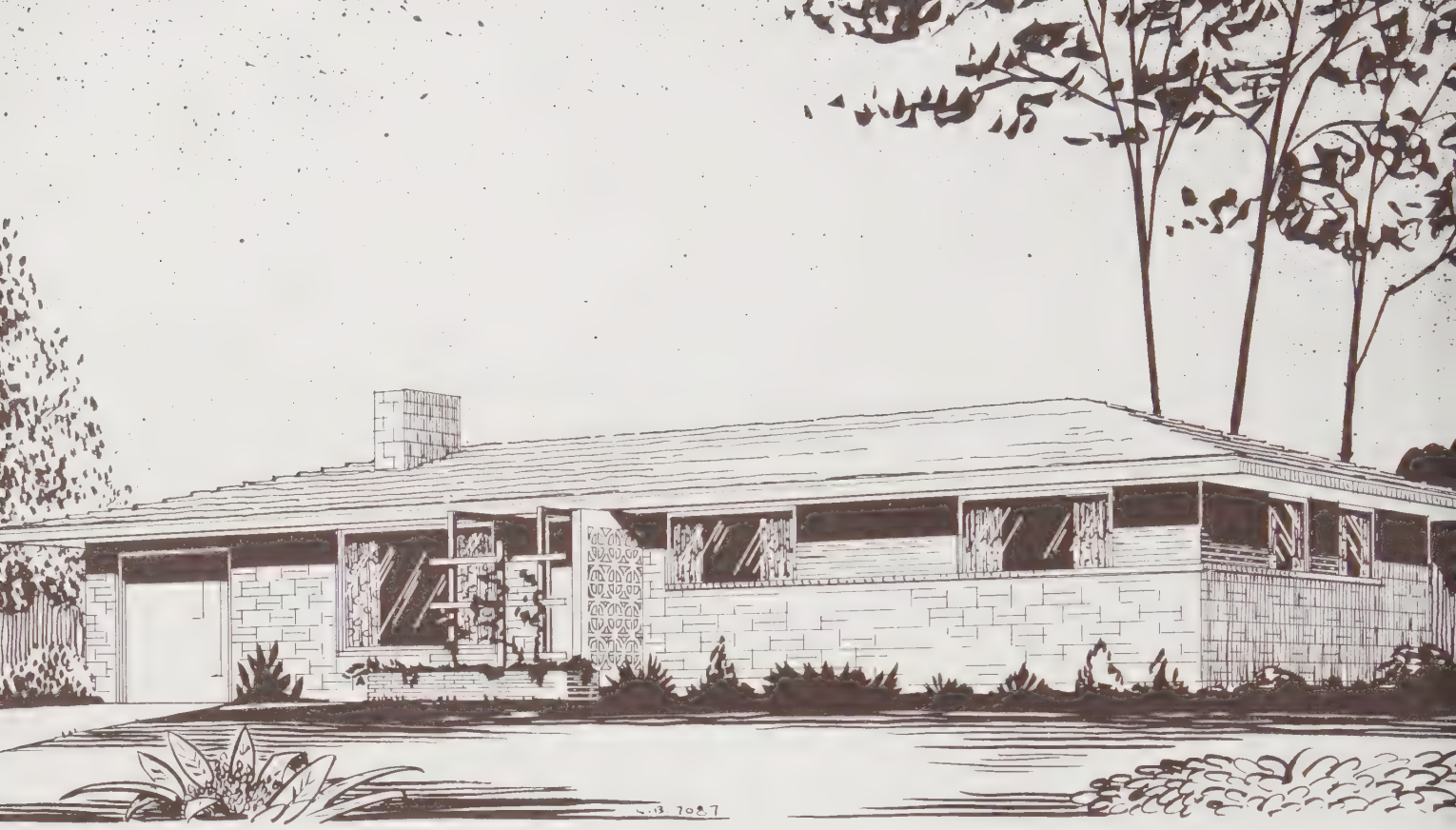
FLOOR PLAN
NO. C.B. 6928
SIZE - 38'-8" x 42'-8"
AREA - 975 SQ. FT.

NO. CB-7005

Four bedrooms, three sets of plumbing, two fireplaces, large play area and laundry space all are provided in this "split level" home. The party room and storage area are the only rooms which do not have large windows above the grade.

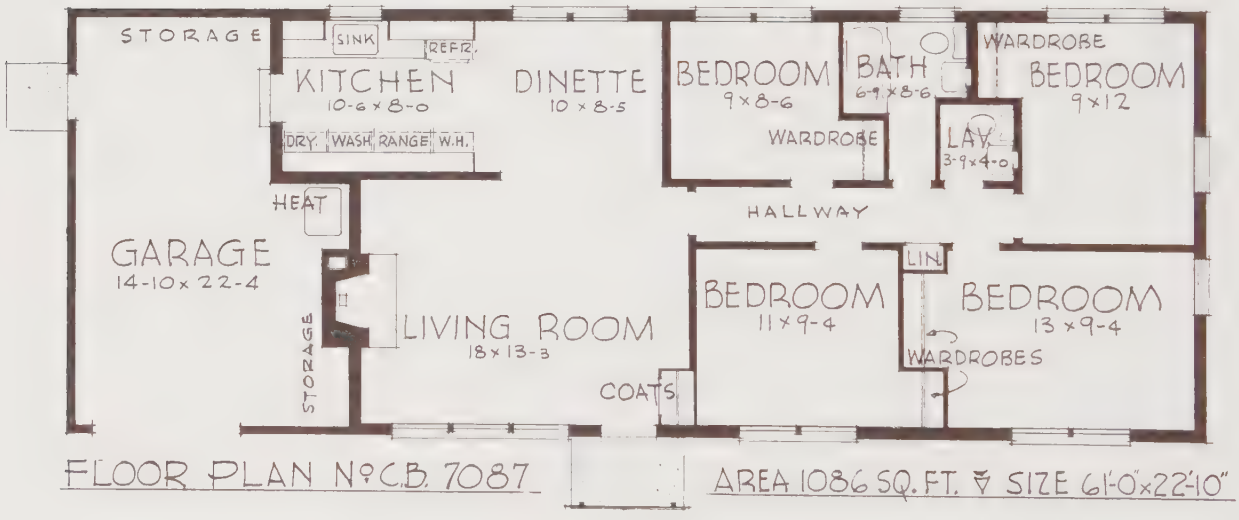


FLOOR PLAN Nº C.B. 7005 SIZE 58-4"x24'-4" AREA 1418 SQ.FT



NO. CB-7087

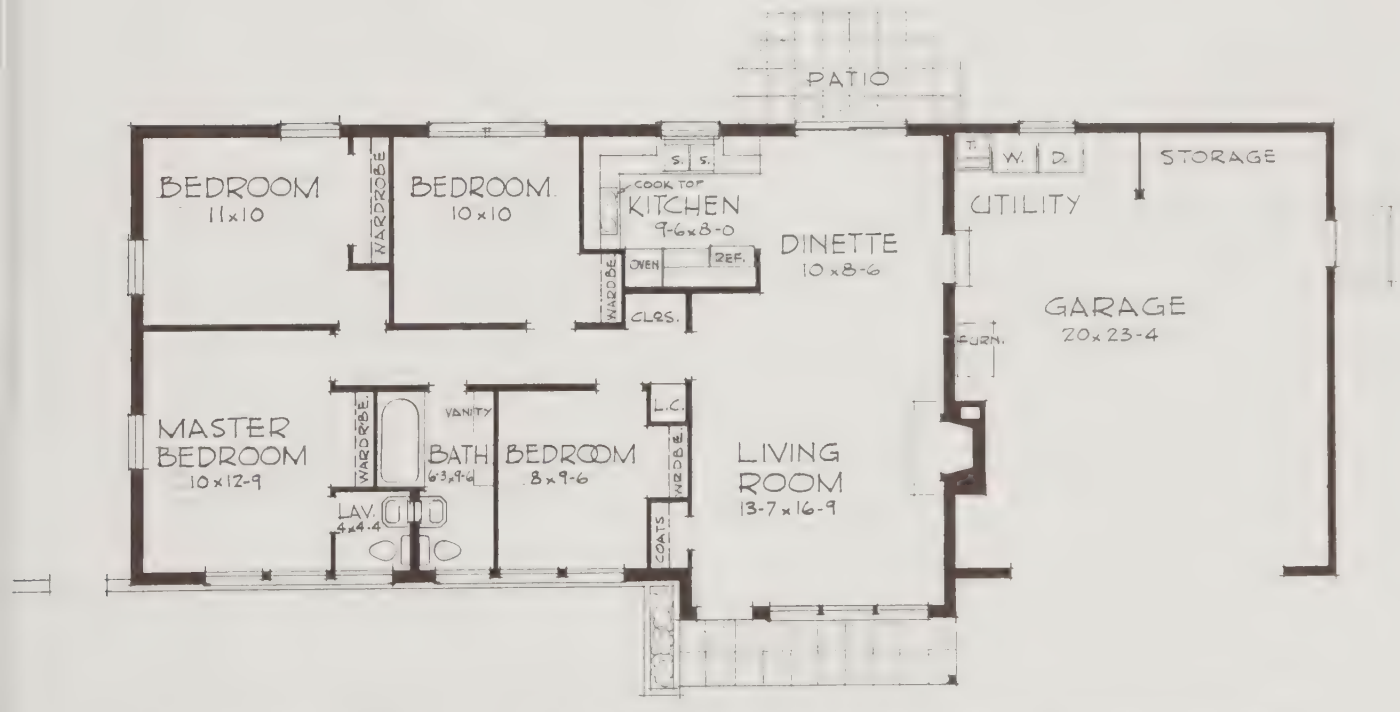
An economy home with four bedrooms is rather unusual and this one has storage space and the furnace behind the fireplace. The roof lines are simple and attractive.



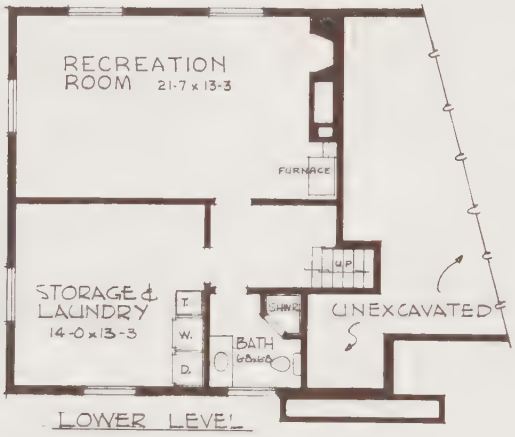
FLOOR PLAN NO. C.B. 7087 AREA 1086 SQ. FT. & SIZE 61'-0" × 22'-10"

NO. CB-7200

This four-bedroom home has double plumbing, two-car garage and storage and laundry space all on the main floor making a basement unnecessary. Roof styling is especially attractive with exposed beams on the gable ends and a colored aggregate applied to the surface.

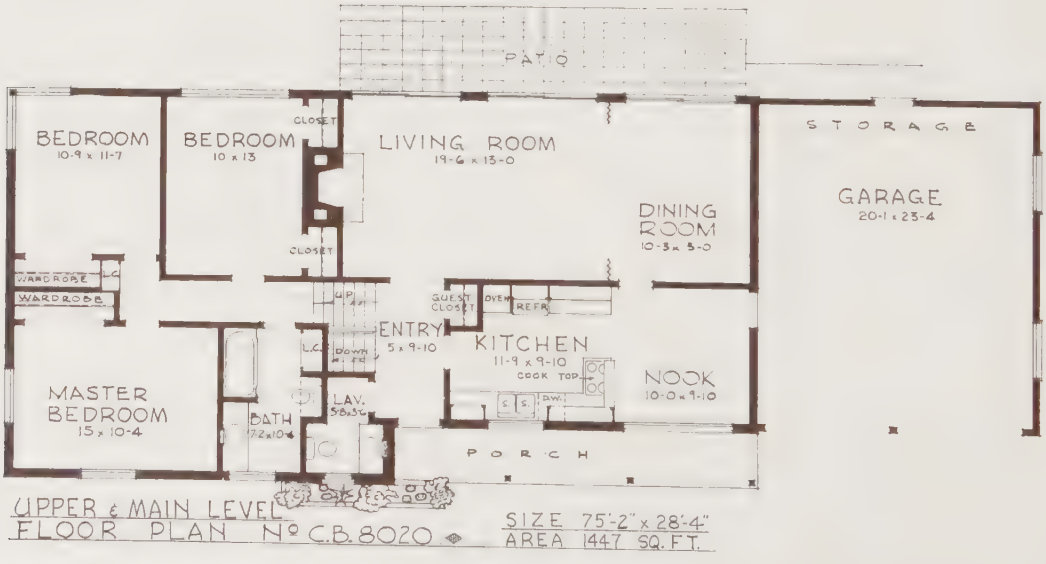


FLOOR PLAN Nº C.B. 7200 SIZE 65'-0" x 26'-8" AREA 1109 SQ. FT.



NO. CB-8020

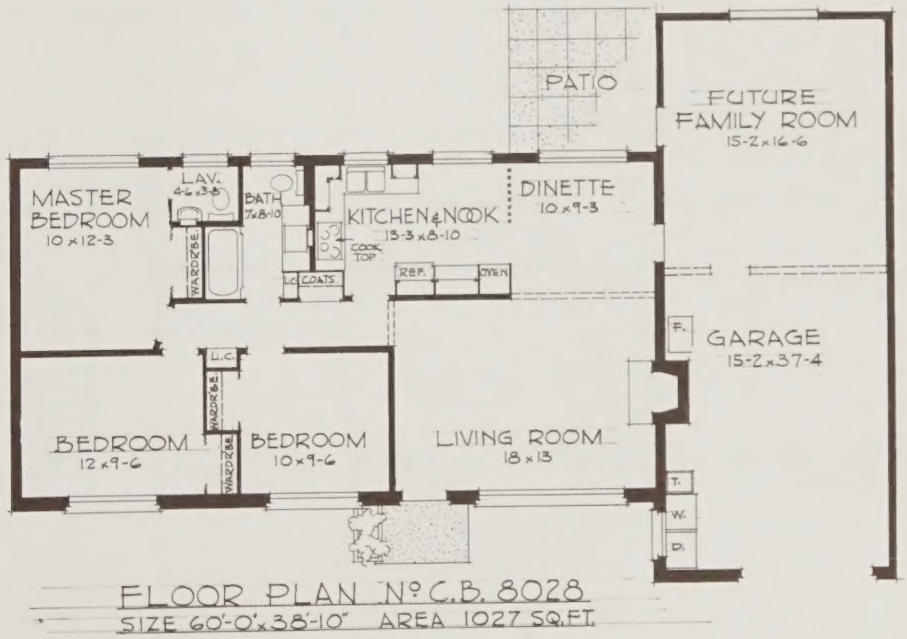
The bedroom wing in this split level home has been raised a half flight of stairs to allow day-lighted recreation and laundry space beneath them. Two eating areas and an entry are features.



SEE INSIDE OF BACK COVER FOR PLAN INFORMATION

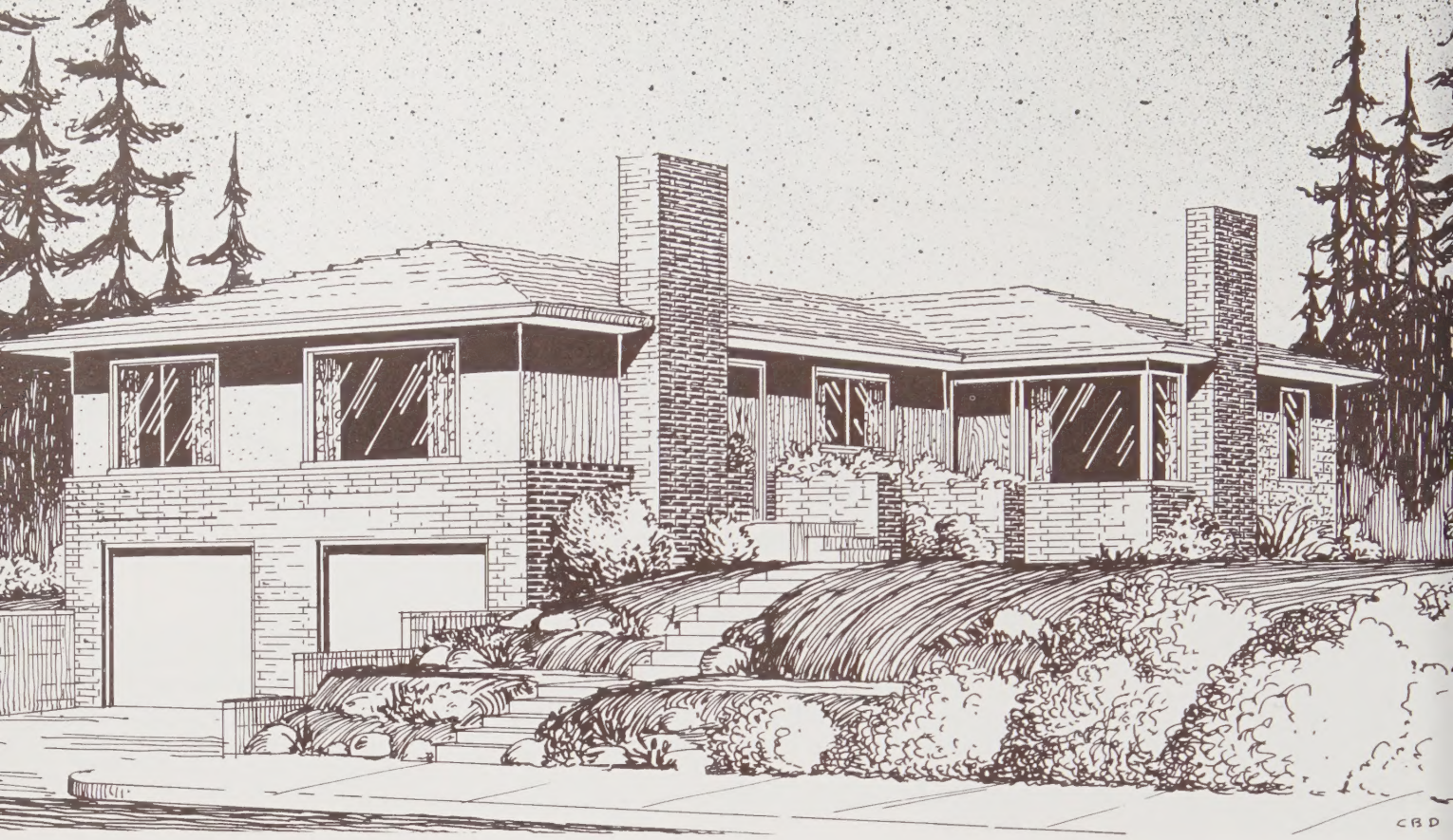
NO. CB-8028

The unusual feature of this home is the family room extension of the garage. It may be finished as an all-purpose room, additional bedroom and bath, hobby room or simply to provide shop and storage space, as the home has no basement.



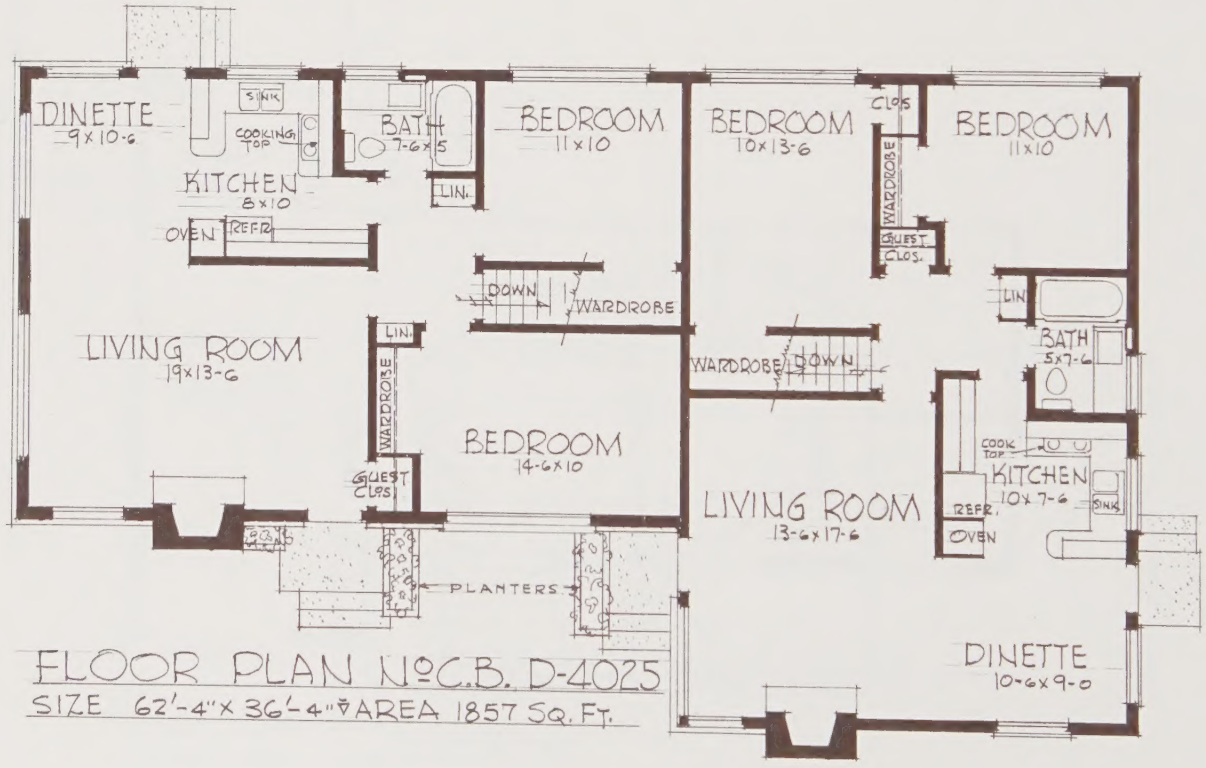
FLOOR PLAN No. C.B. 8028

SIZE 60'-0" x 38'-10" AREA 1027 SQ. FT.



NO. CB-D 4025

This two bedroom duplex may be built on a corner lot or an inside fifty-foot wide lot. The L-shaped plan provides a nice entrance court in this situation. Plans provide for garages in the basement and are ideally suited to being built on elevated ground. If the lot is level the garages could be omitted and separate parking provided on the back of the lot. Plans are also available for a level lot condition.



FLOOR PLAN NO. C.B. D-4025

SIZE 62'-4" X 36'-4" AREA 1857 SQ. FT.

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FOR YOUR INFORMATION

STUDY PLANS $3.00

To help you determine whether the home of your choice can be built within your budget we have prepared a study plan for each of the homes in this new plan book. Study plan shows principal dimensions and the main features of the building so that your contractor can make a reasonably accurate estimate of cost, especially if accompanied by a material list. Study plans have been drawn at a scale of $\frac{1}{8}'' = 1'$ and include floor plans, basement or foundation plans, four exterior elevations and a cross section.

MATERIAL LISTS $5.00

A material list has been prepared for each plan listing the concrete masonry units, lumber, windows, doors, millwork, concrete, interior wall finish areas and roofing. The study plan may be purchased for $3.00 alone; the material list for $5.00 alone, or they may be:

ORDERED TOGETHER FOR $7.00

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Complete blueprints for any of the houses shown in this book are also available from the publishers. Blueprints show four elevations, cross section, foundation or basement plan, floor plans, cornice and interior built-in details. Plans show all dimensions, the sizes of all doors and windows, framing lumber sizes and all other information necessary to the construction of a home; however, due to the wide variance in the kinds of materials used and in the construction methods employed in various sections of the country, no written specifications or plot plans are available.

Square foot areas shown are total ground covered areas exclusive of garages and porches. Plans are complete and have been designed to meet current Minimum Property Standards of the Federal Housing Administration. For loan purposes a sketch must be made showing the location of the house on the lot along with walks, driveways and sewer connection or disposal detail. This plot plan must be accompanied by F.H.A. or V.A. form specifications which are obtainable in blank from any F.H.A. loaning institution at no cost.

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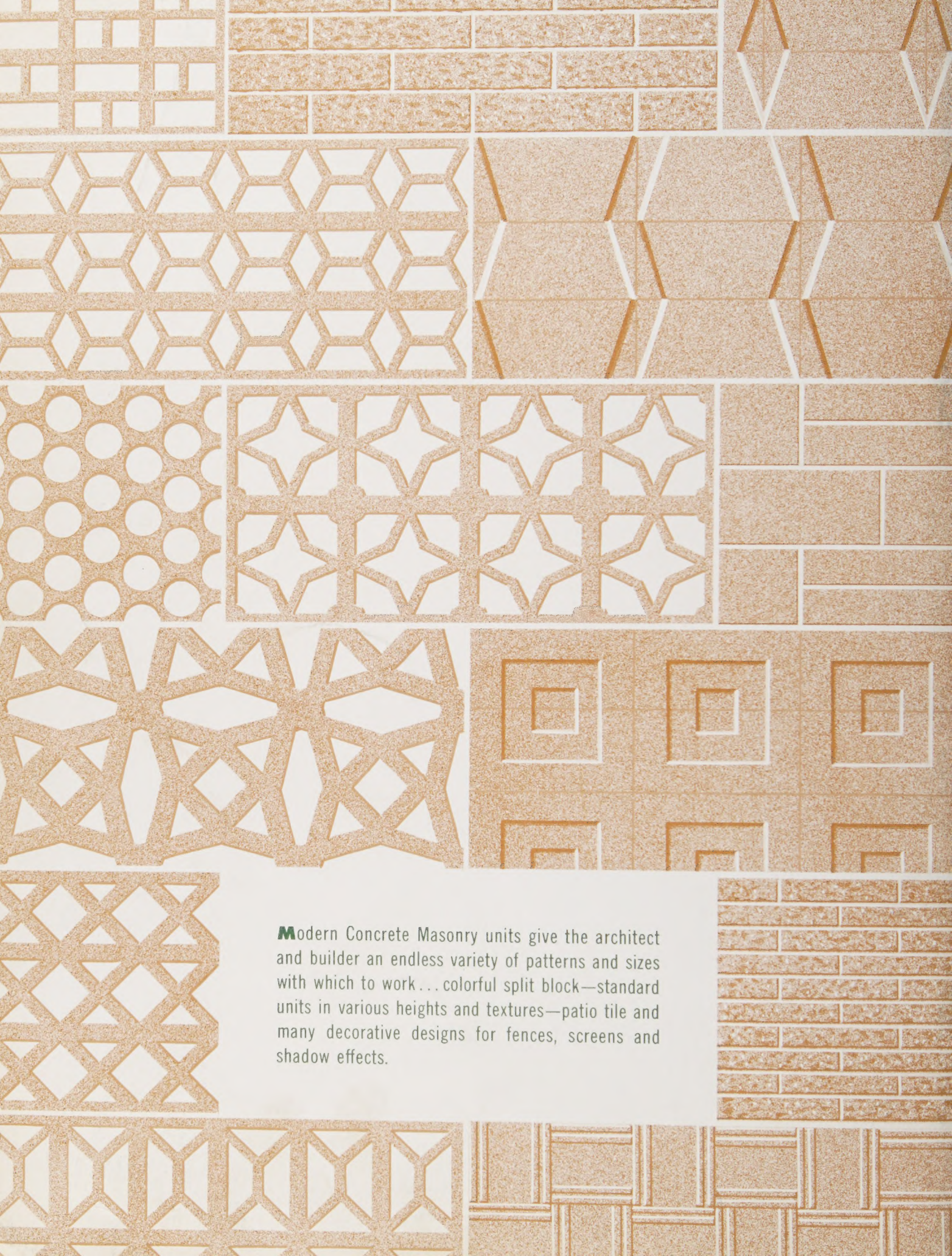

Modern Concrete Masonry units give the architect and builder an endless variety of patterns and sizes with which to work . . . colorful split block—standard units in various heights and textures—patio tile and many decorative designs for fences, screens and shadow effects.